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# Ascend

Built on higher standards



40A Jubilee Drive, Liverpool

£675 PCM

Welcome to Jubilee House – here you'll find this stunning one-bedroom apartment in a prime Liverpool location.

This apartment benefits from a mezzanine level which features a super-stylish bedroom and bathroom. Carpeted throughout, this property offers the perfect haven to relax away from the hustle and bustle of the city. To top it off, you'll also have an uber-modern, high-gloss kitchen - there's not much more you could need from modern city living.

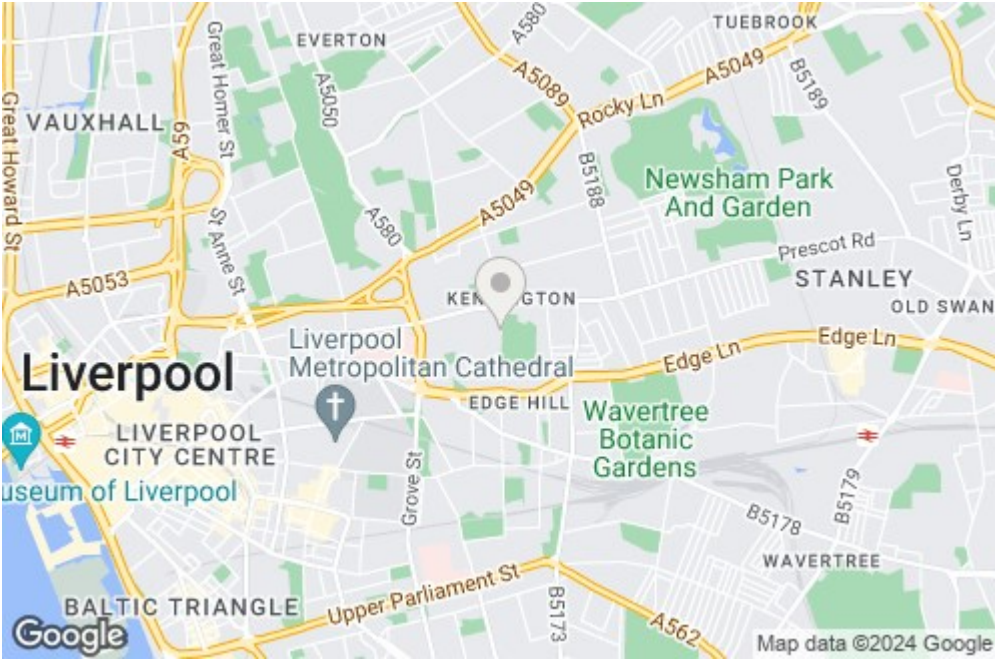
As for location, you'll have everything you could possibly need within easy reach. Wavertree Retail Park, the University of Liverpool and the Royal Hospital are all within a 5 minute drive, so you're perfectly placed for both work and play (you can also take a stroll if you fancy stretching your legs). Liverpool city centre is easily accessible and you have several public transport links close by; the bus stop is less than 1 minute away and Wavertree train station is just 10 minutes away.

Due to its ideal location, we guarantee this one won't be on the market for long. If you'd like to take a closer look, make sure to give our team a call. And just so you know, images are for marketing purposes only so the internal fixtures and fittings may vary.

Available 9th August 2024, 12 month tenancy. Council Tax Band A. Deposit £770.



19 jubilee house 40A Jubilee Drive, Liverpool, Merseyside, L7 8SN



| Energy Efficiency Rating   |        | Current | Potential |
|--|--------|---------|-----------|
| The energy efficiency of the building is measured on a scale from A (most efficient) to G (least efficient). |        | 75      | 86        |
| A  | 92-100 |         |           |
| B  | 81-91  |         |           |
| C  | 69-80  |         |           |
| D  | 58-68  |         |           |
| E  | 49-57  |         |           |
| F  | 39-48  |         |           |
| G  | 1-38   |         |           |
| The energy efficiency of the building is measured on a scale from A (most efficient) to G (least efficient). |        |         |           |

| Environmental Impact (CO <sub>2</sub> ) Rating  |         | Current | Potential |
|---|---------|---------|-----------|
| The environmental impact of the building is measured on a scale from A (lowest CO <sub>2</sub> emissions) to G (highest CO <sub>2</sub> emissions). |         |         |           |
| A   | 10-40   |         |           |
| B   | 41-55   |         |           |
| C   | 56-70   |         |           |
| D   | 71-85   |         |           |
| E   | 86-100  |         |           |
| F   | 101-115 |         |           |
| G   | 116-130 |         |           |
| The environmental impact of the building is measured on a scale from A (lowest CO <sub>2</sub> emissions) to G (highest CO <sub>2</sub> emissions). |         |         |           |