

## Falkner Place, Falkner Street, Liverpool

£700

Modern Studio Apartment in Liverpool - Perfect Location & Amenities

Welcome to your new home in the heart of Liverpool! This sleek and contemporary studio apartment offers the perfect blend of comfort and convenience. Located in a quiet, well-maintained building, this apartment is ideal for students and professionals alike.

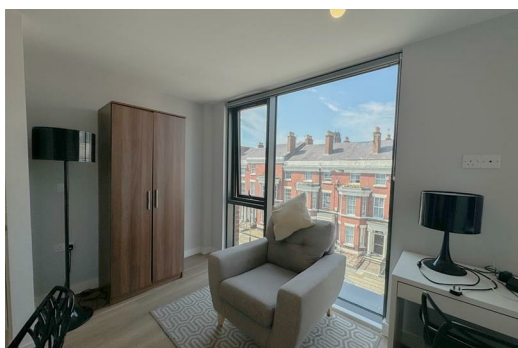
### Key Features:

**Prime Location:** Situated in a tranquil neighborhood, just a short walk from the University of Liverpool, making it ideal for students and faculty members. You'll also be close to local shops, cafes, and public transport links, ensuring you're never far from the action.

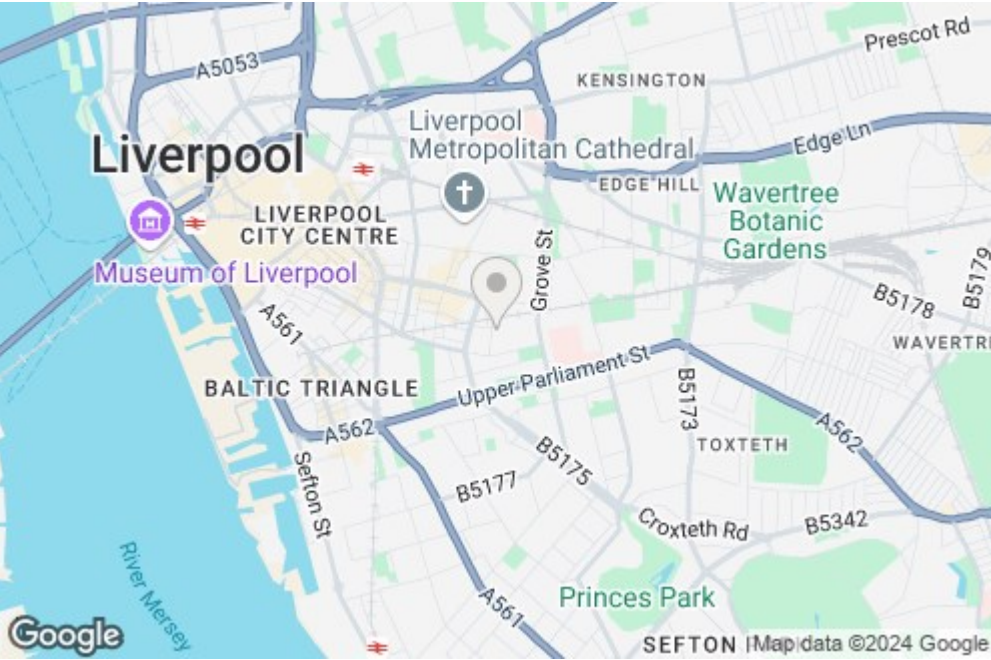
**Onsite Gym:** Stay fit and healthy with the convenience of a state-of-the-art gym right in your building. No need for costly memberships or long commutes to get your workout in!

**Modern Interiors:** The studio is thoughtfully designed with modern finishes and an open layout that maximizes space and natural light. Enjoy a comfortable living area, a stylish kitchenette with all the essential appliances, and a well-appointed bathroom.

**Secure & Peaceful:** The building is equipped with secure entry systems, ensuring your peace of mind. The surrounding area is quiet, offering a relaxing environment perfect for unwinding after a busy day.



Flat 66 Falkner Place, 68 Falkner Street, Liverpool, L8 7AE



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
Very energy efficient - lower running costs	Good	Poor	Very environmentally friendly - lower CO <sub>2</sub> emissions	Good	Poor
92-100 A	83	83	92-100 A	B	
81-91 B			81-91 B		
71-80 C			71-80 C		
61-70 D			61-70 D		
51-60 E			51-60 E		
41-50 F			41-50 F		
31-40 G			31-40 G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		