



3 Orleans House, Liverpool, L3 9AH

Asking Price £145,000 Leasehold

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About the Property

We are delighted to bring to market this stunning ground floor apartment...

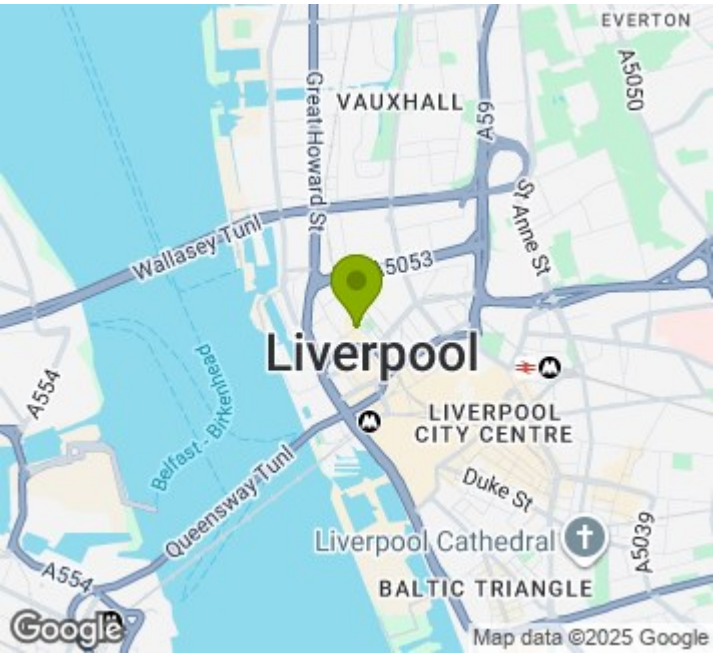
Orleans House is an elegantly designed development in which magnificent historic architecture and modern living perfectly integrate to create a modern living adventure. Situated within the heart of Liverpool's business district, this is a exciting opportunity to purchase a luxury two bedroom ground floor apartment within this stunning building.

This remarkable and spacious property offers period charm and character blended with modern design which truly would make an ideal home or investment property.

The stylish accommodation briefly comprises entrance hall, a bright and spacious open plan living and dining area, modern fitted incorporating integrated appliances. Master bedroom, second double bedroom and an attractive, contemporary main bathroom.

The development also benefits from on-site concierge. Early viewing is strongly recommended to take advantage of this great opportunity.

- Beautifully presented two bedroom apartment
- Ideal home or investment
- Modern kitchen and bathroom
- Spacious double bedrooms
- Concierge service
- Commercial district location



Energy Efficiency Rating

| | Current | Potential |
|---|----------------------------|-----------|
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | 75 | 75 |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |



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