



2004 West Tower, Liverpool, L3 9PH  
Asking Price £230,000 Leasehold

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## About the Property

We are pleased to present this beautifully presented two bedroom apartment in the prestigious West Tower located on Brook Street in the heart of Liverpool's commercial district.

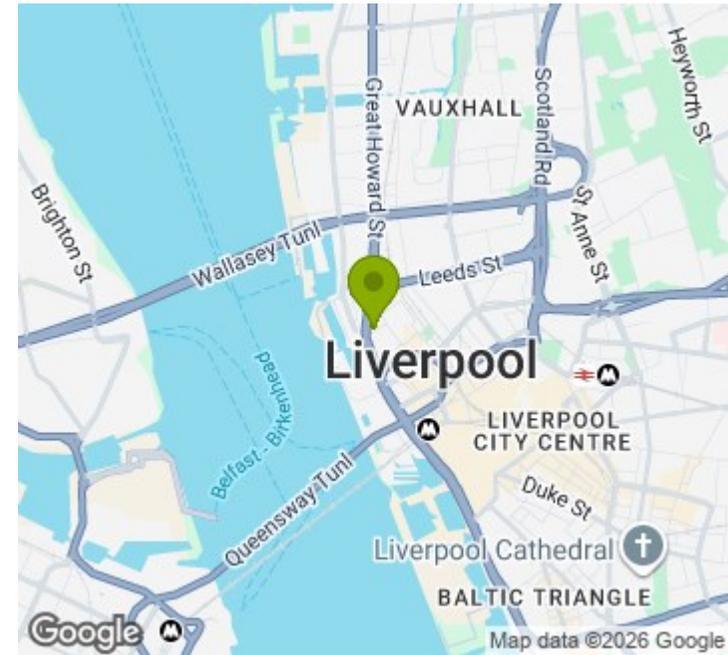
One of the most sought after developments in Liverpool City Centre, West Tower offers an exceptional standard of city living within easy reach of the waterfront, Liverpool ONE, and a wide range of transport links providing convenient access across the city and beyond. An excellent selection of bars and restaurants can also be found just moments from the building.

Positioned on a corner aspect of the 20th floor, the apartment enjoys an abundance of natural light and impressive panoramic views. The accommodation comprises two generously sized bedrooms, including a master bedroom with en-suite, along with a modern family bathroom. The open plan living and kitchen area features stylish hardwood flooring and floor to ceiling windows framing far reaching views across the city skyline, Bramley Moore Dock, the River Mersey and beyond.

The property has been carefully looked after by the current owner and is presented in excellent condition, ready for a variety of buyers to move straight in and make it their own.

Apartments of this quality and location rarely remain available for long, so contact us today on 0151 231 6100 to arrange a viewing.

- Corner aspect two bedroom apartment
- Stunning views across Bramley Moore and River Mersey
- Located on 20th floor
- Pristine condition
- 24/7 concierge service
- Sought after business district location



## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>61</b>	<b>62</b>
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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