



## Sky Gardens, 16 Crosby Road North, Liverpool, Merseyside L22 0AD

### £725 PCM

Nestled in the vibrant area of Waterloo, Liverpool, this modern studio apartment on Crosby Road North offers a delightful living experience. The property boasts a well-designed layout, featuring a comfortable reception room that seamlessly integrates with the sleeping area, creating a spacious and inviting atmosphere.

The apartment is equipped with a contemporary bathroom, ensuring convenience and style for everyday living. Its appealing design and modern finishes make it an ideal choice for those seeking a stylish yet practical home.

Situated in a lively neighbourhood, residents will enjoy easy access to local amenities, including shops, cafes, and parks, all within a short distance. The excellent transport links nearby provide effortless connectivity to Liverpool city centre and beyond, making this property perfect for commuters and city dwellers alike.

With its modern appeal and prime location, it presents a wonderful chance to embrace a comfortable lifestyle in one of Liverpool's charming suburbs. Don't miss the opportunity to make this delightful apartment your new home.

Deposit: £725  
Council Tax: A  
Minimum Term: 12 months



Open Plan Lounge/ Kitchen / Bedroom

2 x Double glazed windows, 1 x electric wall heater, laminate flooring, kitchen comprises of a range of fitted base and wall units with single stainless steel sink unit with mixer tap, under counter fridge with icebox, washer dryer, cooker and hob, extractor hood.

Shower Room

Part tiled, large shower base, glass enclosure, sink, low level w.c. heated towel rail, double glazed window

Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



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