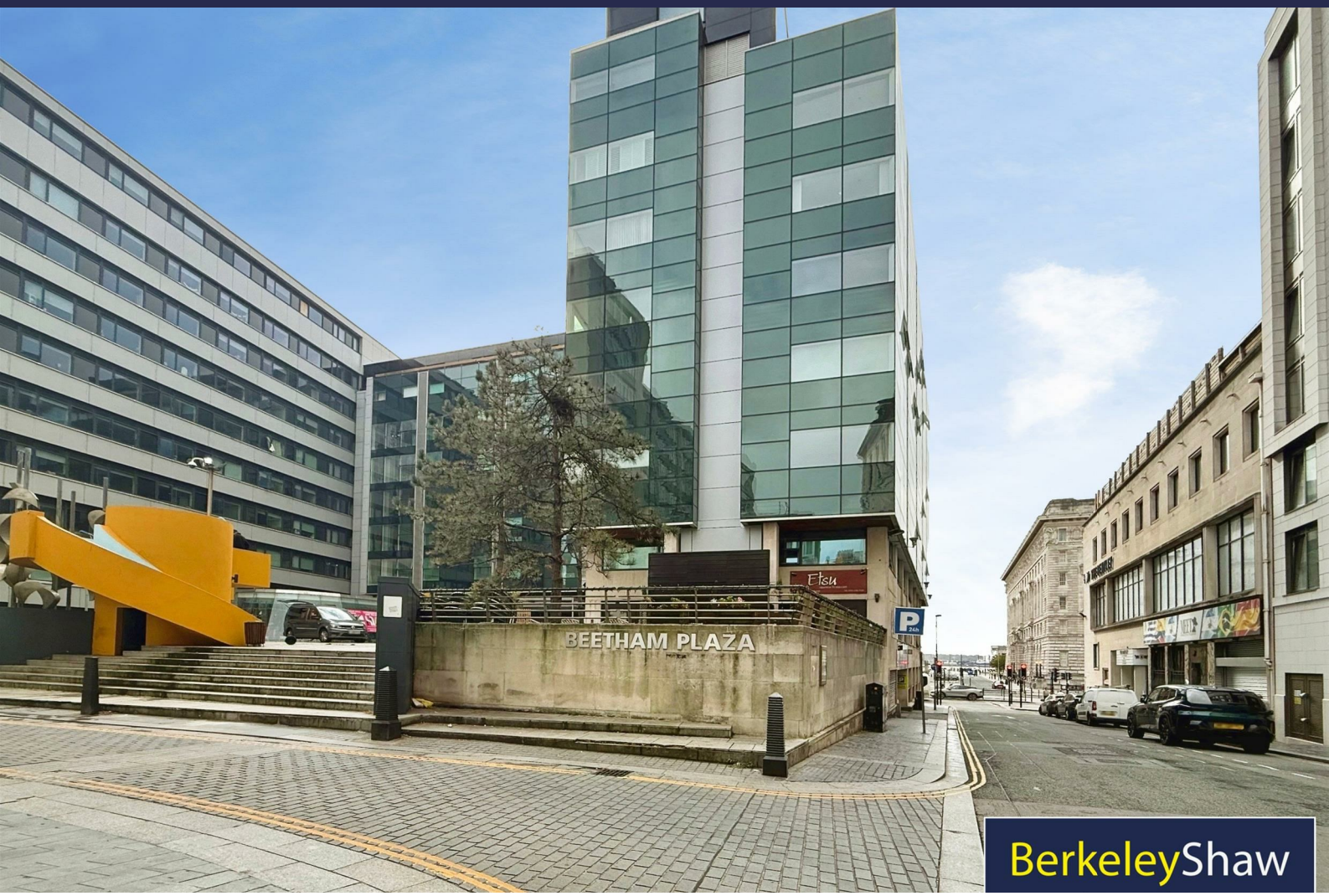
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REAL ESTATE

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Beetham Plaza, 25 The Strand, Liverpool, Merseyside L2 0XJ

£1,750 PCM

To let – an immaculate, fully furnished two-bedroom, two-bathroom apartment on the second floor of the prestigious Beetham Plaza development in central Liverpool.

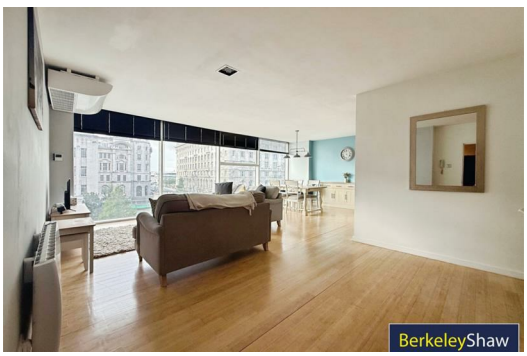
This incredibly spacious apartment is finished to an exceptional standard throughout. A generous entrance hall with extensive built-in storage leads to a superb open-plan kitchen, living and dining space. Floor-to-ceiling glazing runs the length of the room, flooding the area with natural light and providing stunning views of the Pier Head and the Three Graces. The modern kitchen features sleek cabinetry, granite-style worktops and integrated appliances, with a useful breakfast bar separating it from the living area.

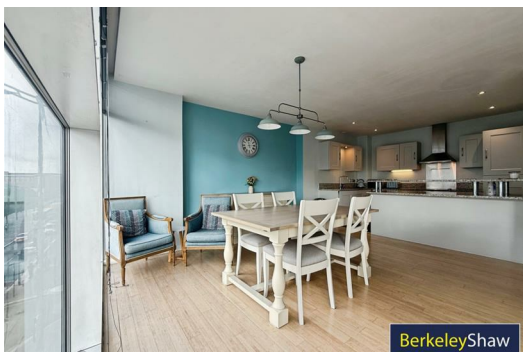
Both bedrooms are good-sized doubles, each with contemporary décor and ample wardrobe space. The main bedroom benefits from a stylish en-suite shower room, while the principal bathroom offers a bath with shower over and quality tiling. The property is offered fully furnished with tasteful, neutral pieces that complement the modern finish.

Beetham Plaza provides a concierge, lift access, communal gym, external recreation areas and secure underground residents' parking. EPC rating D. Council Tax band E.

Located on The Strand, the apartment is moments from Liverpool ONE, the historic waterfront and a wide range of cafés, bars, restaurants and shops. James Street station is a short walk, giving direct services to Moorfields, Lime Street and across the Mersey; journeys to Liverpool Lime Street take around 5 minutes, with onward mainline connections to Manchester and London. Excellent bus links operate along The Strand, placing







Hallway
Wooden floor, access to all rooms

Open Plan Lounge / Kitchen / Diner
Double glazed floor to ceiling windows, wooden floor, electric wall heaters, air conditioning unit, Kitchen comprises of a range of fitted wall and base units with moulded granite work surfaces, integrated appliances, furnishings include dining table and chairs, sofas, coffee table, side boards

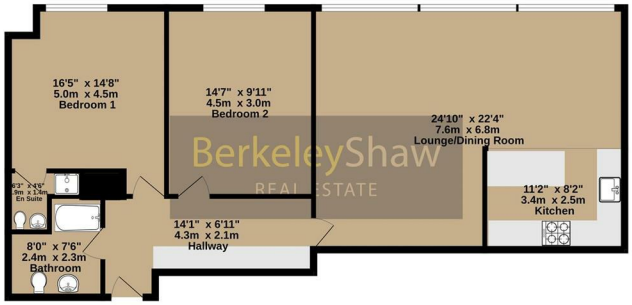
Bedroom 1
Double glazed window, electric wall heater, carpet furnishings include double bed and mattress, wardrobe, chest of drawers, bedside tables

Ensuite Shower Room
Tiled walls, walk in shower cubical, tiled floor, low level w.c. sink

Bedroom 2
Double glazed window, electric wall heater, carpet furnishings include double bed and mattress, bedside cabinet, wardrobe, chest of drawers

Bathroom
Tiled, walls and floor, panelled bath with shower over, low level w.c. and sink, ladder towel rial.

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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