



## 8A Edinburgh Road, Liverpool, Merseyside L37 6EP

£695 PCM

Berkeley Shaw are pleased to offer this self contained 2 bedroom apartment conveniently located just a short walk from Formby village and minutes from Formby rail station.

The accommodation briefly comprises of : Private entrance, stairs to first floor, lounge, fitted kitchen, bathroom, two bedroom, property is double glazed and central heated.

Viewing Highly Recommended



## Hallway

Entrance door, staircase to first floor

## Lounge

UPVC Double glazed window, radiator, carpet

## Kitchen

Double Glazed window, range of fitted base and wall units, single drainer sink with mixer tap, integrated electric oven and hob, extractor hood, plumbing for washing machine.

## Bedroom 1

Double glazed window, radiator, carpet

## Bedroom 2

Double glazed window, radiator, carpet

## Bathroom

Double glazed window, tiled walls, panelled bath with electric shower over and glass shower screen, vanity sink unit with cupboard below, low level w.c. ladder towel rail.

