



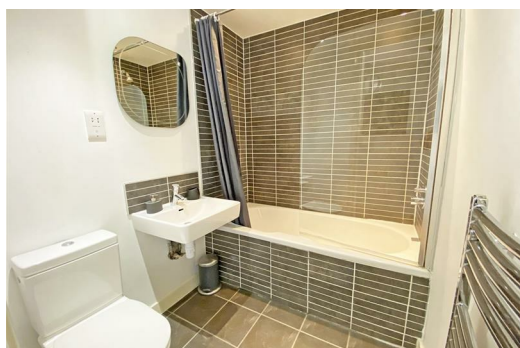
## Eden Square, 12 Cheapside, Liverpool, Merseyside L2 2DQ

£725

Berkeley Shaw are proud to present this modern ONE bedroom apartment with secure underground parking which is situated just a stones throw away from Liverpool's business district. This second floor property would be suitable for both investors (potential rent of £750 per month) and owner occupiers alike and is convenient for shopping, night life, transport links and the Universities.

There is a communal entrance hallway with a lift and stairs to all floors. The apartment is designed with contemporary open plan lounge / kitchen, double bedroom and bathroom.

Please call BERKELEY SHAW on 0151 924 6000 to arrange your viewing.



## Entrance Hall

3'11" x 11'9" (1.2 x 3.6)

Intercom, heater, wooden floor.

## Utility Cupboard

Space for washing machine

## Lounge / Kitchen

23'7" x 9'6" (7.2 x 2.9)

Range of wall and base units, stainless steel sink with mixer tap, electric hob, oven, extractor fan, integrated fridge freezer, integrated dishwasher. tiled floor and part tiled walls. Wooden floor to lounge, double glazed floor length windows and 2 heaters.

## Bedroom One

12'5". x 8'6" (3.8. x 2.6)

Double glazed floor length windows, laminate floor.

## Bathroom

5'6" x 6'6" (1.7 x 2)

Low level WC, sink with mixer tap, bath with shower overhead, towel ladder radiator, part tiled walls, tiled floor.

