



## 27 Corona Road, Liverpool, Merseyside L22 0LN

£900 PCM

Berkeley Shaw are pleased to present a 2 BEDROOM Mid Terrace property TO LET in the Popular residential area of Waterloo, close to all local amenities, schools and transport links.

The accommodation benefits from double glazing and gas central heating throughout. The property comprises of hallway, lounge, dining room, and kitchen to the ground floor. To the first floor there is a landing, two bedrooms, family bathroom and separate WC.

The rear is paved and the front has walled boundaries and path to entrance door

VIEWING IS HIGHLY RECOMMENDED

FANTASTIC FAMILY HOME

Council Tax: Band B

Deposit: £900

Contract Length: minimum 6 months



## Front Exterior

Walled boundary, gate, paved front area with plants

## Hallway

Wooden exterior door with single glazed panes, mater cupboard with water stop cock, radiator, staircase, banister, handrail and carpet

## Lounge

Double glazed windows in bay, radiator, feature fireplace, laminate flooring, 2 x meter cupboards housing gas and electric meters, double wooden glazed french doors between lounge and dining room.

## Dining Room

Double glazed window, radiator, laminate flooring, under stairs walk in storage cupboard

## Kitchen

Double glazed window and double glazed french doors, range of fitted base and wall units with inset spot lights under and over the counter, integrated fridge/freezer, electric cooker, stoves gas hob, stainless steel single drainer sink with mixer taps, boiler.

## Landing

Carpeted, loft hatch, airing cupboard with radiator

## Bedroom 1

Double glazed windows to bay and separate double glazed window, radiator, stripped wooden floorboards

## Bedroom 2

Double Glazed window, radiator, carpet

## Separate W.C.

Double glazed frosted window, laminate flooring, radiator, low level w.c. wash hand basin

## Bathroom

Double glazed frosted window, laminate flooring, ladder towel rail, Aristen Bath, corner shower base with glass enclosure, combination shower, pedestal and sink.

## Rear Yard

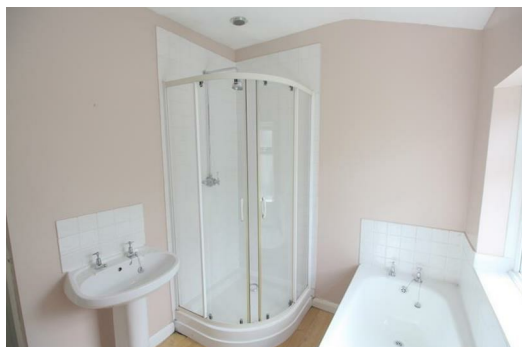
Walled boundary yard with raised planter, gate.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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



Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of walls, windows, doors and any other items are approximate and no responsibility is accepted for any error, omission or mis-statement. The plan is for illustrative purposes only and should be used as a guide for the prospective purchaser. The services, systems and appliances shown here may not be installed and no guarantee is given for their operability or efficiency at the time of sale.



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