



61 West Quay, Liverpool, L3 4BW

Offers Over £230,000

Berkeley Shaw Estate Agents are pleased to bring to the market this two bedroom first floor apartment situated in the popular stunning and historic development, Wapping Quay.

Situated on the docks of the River Mersey, Wapping Docks sits in a fantastic location across from the Royal Albert Dock and its array of shops, bars and restaurants, with all amenities such as public transport and Liverpool One all within a short walk away. The apartment further benefits from NO ONWARD CHAIN adding to the desirability for potential purchasers.

The bright and spacious apartment consists of an entrance hallway, sunken lounge with exposed brickwork and floor to ceiling windows throughout, a dining area and double doors leading to the kitchen. There are two well-proportioned double bedrooms, master benefitting from en-suite with jacuzzi bath tub, balcony and also a further shower room. The property also benefits from a secure allocated parking space.

Viewing is essential to appreciate this spacious apartment!

Tenure: leasehold
Years remaining on lease 114 years
Council tax band: E



Hallway

Inviting L-shaped hallway leading to all rooms, wood effect flooring and two storage cupboards.

Lounge & Dining Area

Exposed brick work ceiling, dining area with double doors to the enclosed kitchen, sunken lounge with feature fireplace and original floor to ceiling windows.

Kitchen

A range of wall and base fitted units, integrated oven, hob and extractor fan, freestanding appliance spaces for fridge freezer and washing machine, internal windows over looking the dining area and sunken lounge.

En-suite

Three piece white bathroom suite, partial tiled bath surround and white tiled flooring.

Master Bedroom

Spacious bedroom, wood flooring, floor to ceiling window, electric storage heater, access to en-suite.

Bathroom

Shower cubicle, partial tiled walls, white tiled flooring, W.C and hand basin.

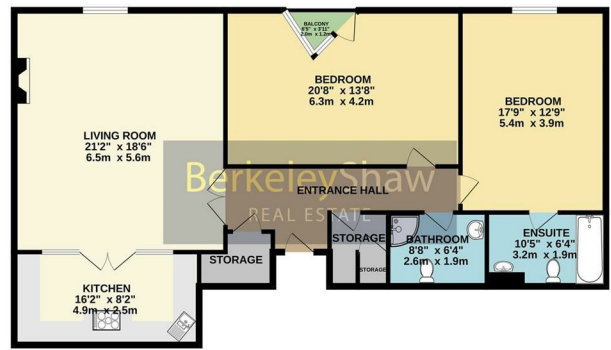
Second Bedroom

Spacious bedroom. carpeted flooring, stairs leading to balcony.

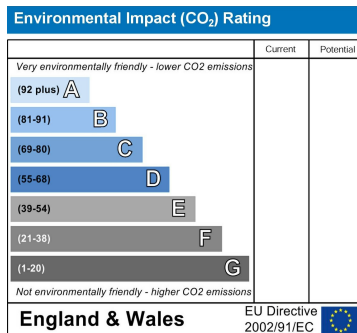
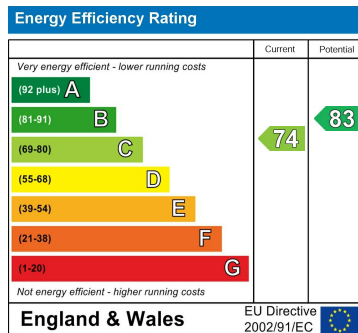
Outside

There is secure gated entry and one allocated parking space.

GROUND FLOOR



While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of rooms, external areas and any other facts are approximate and no responsibility is taken for any errors, omissions or misstatements. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The agents accept no responsibility for accuracy of the plan.
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