



## 2 bed apartment to buy in L5

290 Vauxhall Road, Liverpool, Merseyside,  
L5 2BP

**£85,000** Starting Bid

 x 2  x 1  x 1

Tenure

**Leasehold**

Allocated parking

## Property features

- ✓ Being sold via Secure Sale online bidding. Terms & Conditions
- ✓ Tenanted
- ✓ Two Bedrooms
- ✓ Second Floor
- ✓ EPC Rating B

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: B
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

## Arrange a viewing

Abigail Hall  
Branch Manager  
North West Auction

0191 7371 168  
northwest@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

We welcome this fantastic, two bedroom 2nd floor unfurnished apartment with secure parking which is situated on the front of the building. Ideally located for easy access into the City Centre and local amenities.

The property briefly comprises: Private entrance hall, open plan living room which incorporates a fully fitted kitchen, two double bedrooms and bathroom with shower over bath.

The property benefits double glazing and electric heating. Fridge/freezer and washing machine included

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 240

Annual Ground Rent Amount: £250.00

Annual Service Charge Amount: £1,920.00

Price: Starting Bid £85,000

Property Type: Apartment

Parking: Allocated

Year built: 2016

Construction materials: Brick and block

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No



| Energy Efficiency Rating                           |         |                                                                                                               |
|----------------------------------------------------|---------|---------------------------------------------------------------------------------------------------------------|
|                                                    | Current | Potential                                                                                                     |
| <i>Very energy efficient - lower running costs</i> |         |                                                                                                               |
| (92-100) <b>A</b>                                  |         |                                                                                                               |
| (81-91) <b>B</b>                                   | 83      | 83                                                                                                            |
| (69-80) <b>C</b>                                   |         |                                                                                                               |
| (55-68) <b>D</b>                                   |         |                                                                                                               |
| (39-54) <b>E</b>                                   |         |                                                                                                               |
| (21-38) <b>F</b>                                   |         |                                                                                                               |
| (1-20) <b>G</b>                                    |         |                                                                                                               |
| <i>Not energy efficient - higher running costs</i> |         |                                                                                                               |
| <b>England, Scotland &amp; Wales</b>               |         | EU Directive 2002/91/EC  |

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Contact your local branch today for more information on this property:

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