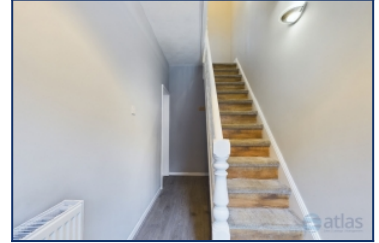


Aylesford Road, Old Swan, L13



To Let - £900 per calendar month

Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: D59
- Renovated to an Excellent Standard
- Three Bedrooms
- Local Shops and Amenities
- Back Yard
- Excellent Transport Links
- Modern Fitted Kitchen
- Excellent Family Home
- Available for Long Term
- Double Glazing & Gas Central Heating
- Early Viewing Advised

Move-in Costs

- Security Deposit: £1,038.46
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £207.69. The holding deposit will go on to form part of your rent/security deposit. The balance of any rent/security deposit is normally payable the working day before you move in.

Description

Brought to the market by Atlas Estate Agents, this charming terraced house on Aylesford Road, in the heart of Old Swan, L13, presents an excellent opportunity for those seeking a welcoming and practical family home.

Set over two floors, the property offers a harmonious blend of space and comfort, starting with a modern fitted kitchen that is sure to inspire culinary creativity. The reception room, an inviting space perfect for relaxing and entertaining, complements the functional layout.

Further Details

- Furnishing: Unfurnished
- No. of Floors: 2
- Floor Space: 79 square metres / 850 square feet
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Gas Hob
- Bills Included: None

Letting Information

- Date Available From: Now
- Minimum Term: 12 months
- Minimum Annual Household Income: £27,000
- Guarantor NOT required (subject to referencing)
- Pets NOT considered
- Smoking NOT permitted

The house features three well-proportioned bedrooms, each promising a tranquil retreat at the end of the day. The family bathroom is tastefully appointed, ensuring all your daily needs are met with ease.

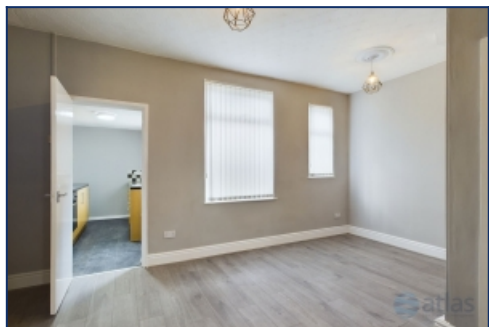
Externally, the property boasts a charming back yard, providing a private outdoor space ideal for al fresco dining or children's play.

Located conveniently close to local shops and amenities, the house is also well-served by excellent transport links, making commuting a breeze.

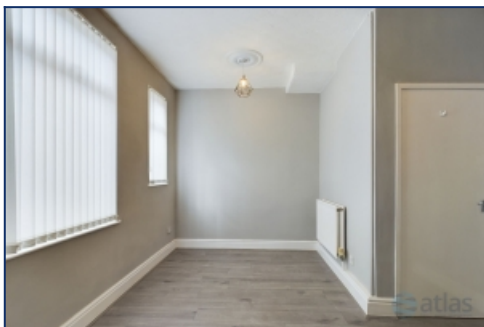
Additional benefits include double glazing and gas central heating, ensuring comfort and efficiency throughout the year. The property is available unfurnished and is perfect for those looking to make a long-term rental their home.

Early viewing is advised to fully appreciate the potential of this delightful residence. Don't miss the chance to secure a wonderful home for your family in a thriving community.

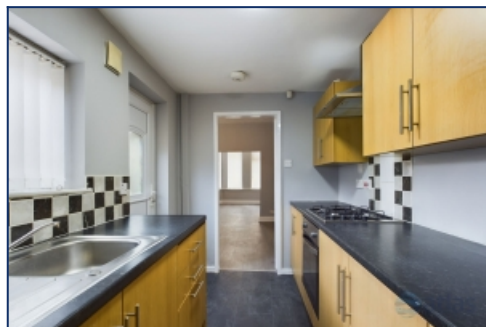
Additional Images



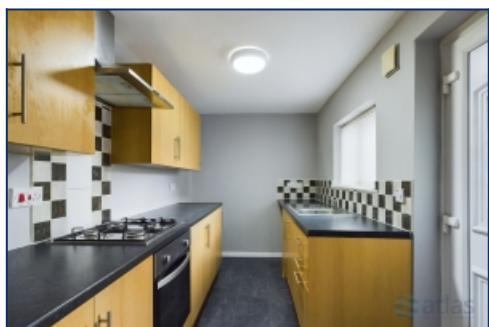
Rear Lounge



Rear Lounge



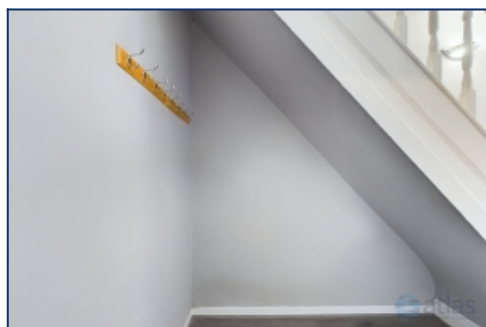
Kitchen



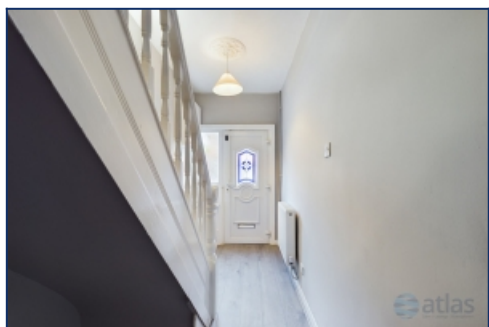
Kitchen



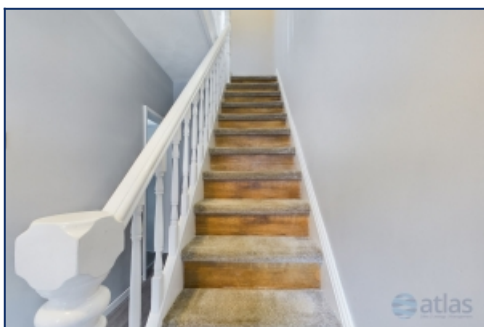
Kitchen



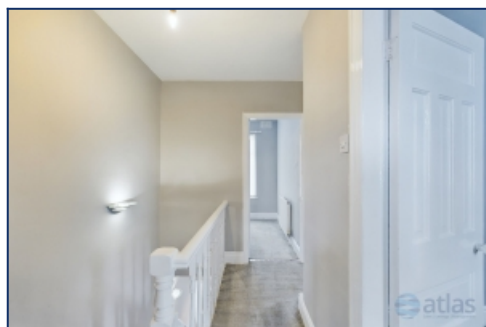
Under Stairs



Entrance Hall



Stairs



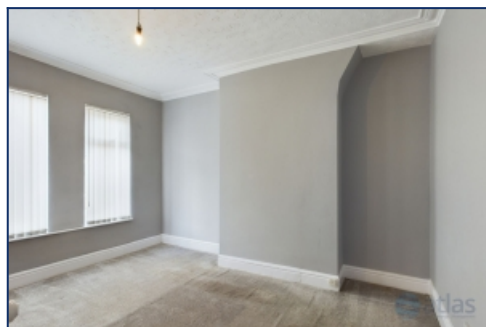
Upper Hall



Bathroom



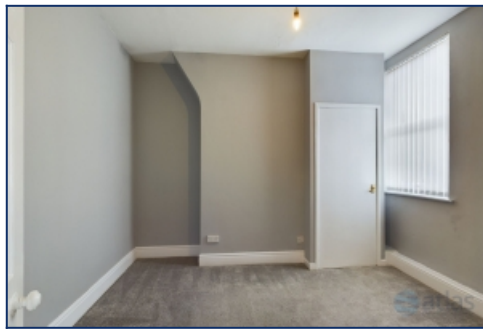
Main Bedroom



Main Bedroom



Bedroom 2



Bedroom 2



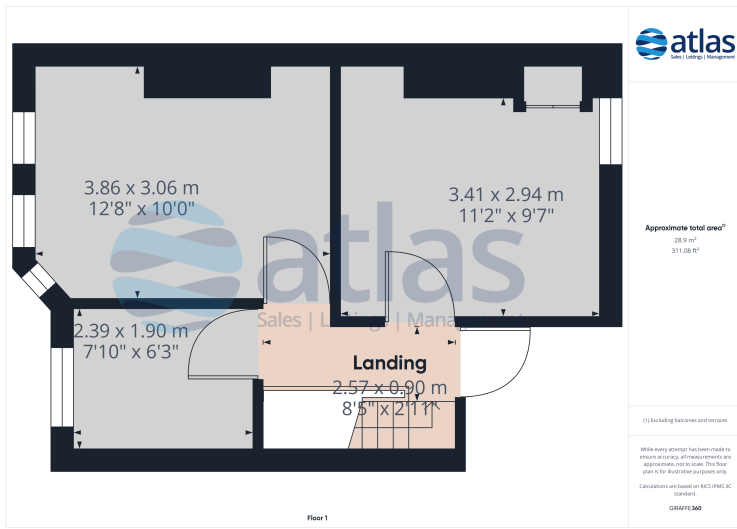
Bedroom 3



Rear Yard

Floor Plans





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These particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers/tenants and do not constitute an offer or part of a contract. Please note that any services, heating systems or appliances have not been tested and no warranty can be given or implied as to their working order. Prospective purchasers/tenants ought to seek their own professional advice.

All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers/tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.