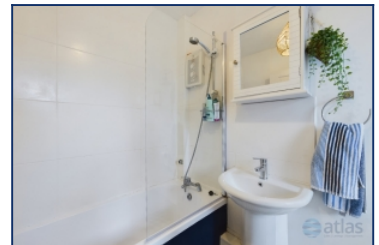
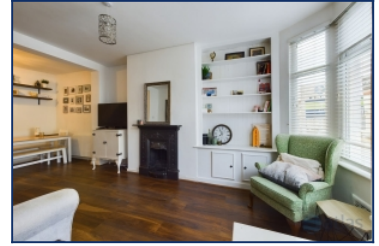


Briarwood Road, Aigburth, L17



To Let - £950 per calendar month

Key Features

- 2 Bedroom 1 Bathroom End of Terrace House
- EPC Rating: D55
- Well Presented End of Terraced Property
- Bright Airy Open Plan Living Dining Area
- Attractive Modern Kitchen and Downstairs Bathroom
- Comprising of Two Double Bedrooms, With Built in Wardrobes in Master
- Loft Access With Ladder in Second Bedroom for Extra Storage
- Rear Yard With Gated Access
- Free on Street Parking
- Located in a Popular Residential Location of Aigburth.
- Walking Distance to the Beautiful Sefton Park and Vibrant Lark Lane.
- 10 Minute Drive from City Centre - Excellent Transport Links

Move-in Costs

- Security Deposit: £1,096.15
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £219.23. 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

Welcome to a charming and well-presented end-of-terrace property in the heart of Aigburth, now available for rent through Atlas Estate Agents. Nestled on the picturesque Briarwood Road in the sought-after L17 postcode, this delightful residence offers a perfect blend of modern comfort and convenience.

Upon entering, you'll be greeted by an inviting open plan living and dining area, drenched in natural light, giving the space a bright and airy atmosphere. The modern kitchen is a true culinary haven, fully equipped to satisfy your culinary aspirations. The convenience of a downstairs bathroom adds a touch of practicality to the layout.

The property features two spacious bedrooms, each boasting ample space and built-in wardrobes in the master bedroom. For those in need of extra storage or an inspiring hobby space, a loft with ladder access awaits your creative touch in the second bedroom.

Further Details

- Furnishing: Unfurnished
- No. of Floors: 2
- Floor Space: 53 square metres / 573 square feet
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Parking: On Street
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Gas Hob, Fridge/Freezer, Washer Dryer
- Bills Included: None

Letting Information

- Date Available From: Now
- Minimum Term: 12 months
- Minimum Annual Household Income: £28,500
- Guarantor NOT required (subject to referencing)
- Pets NOT considered
- Smoking NOT permitted

Stepping outside, the rear yard offers a private retreat and is accessible through a secure gate. Plus, free on-street parking is readily available for residents and guests.

Situated in the ever-popular residential locale of Aigburth, this property is a stone's throw away from Sefton Park, providing a scenic escape for leisurely strolls and picnics. Lark Lane, a vibrant hub of shops, eateries, and culture, is within walking distance, offering an eclectic mix of amenities and entertainment.

Commute effortlessly to the city centre, as it's just a 10-minute drive away, with excellent transport links ensuring you can explore the best Liverpool has to offer.

This well-maintained end-of-terrace home, offered in an unfurnished condition, truly epitomizes comfortable and convenient living. Secure your opportunity to reside in this delightful property today. Contact Atlas Estate Agents to schedule a viewing and make this house your new home.

Additional Images



Master Bedroom



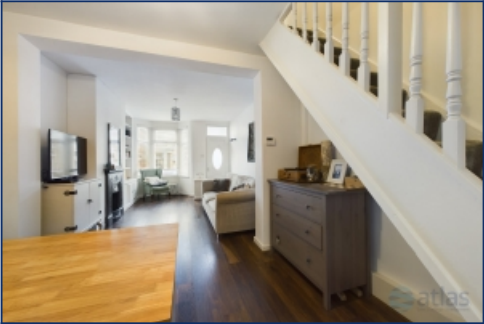
Second Bedroom



Back Yard



Living / Dining Area



Living / Dining Area



Living / Dining Area



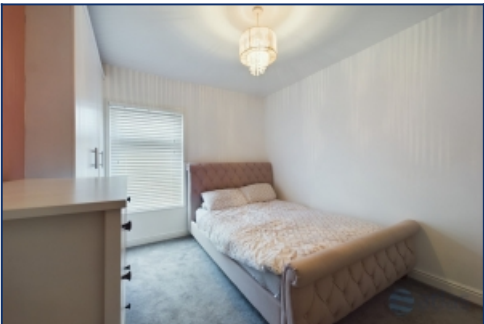
Living / Dining Area



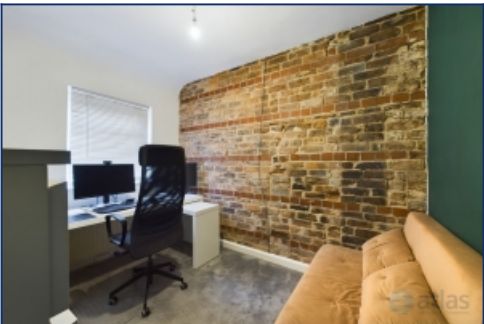
Living / Dining Area



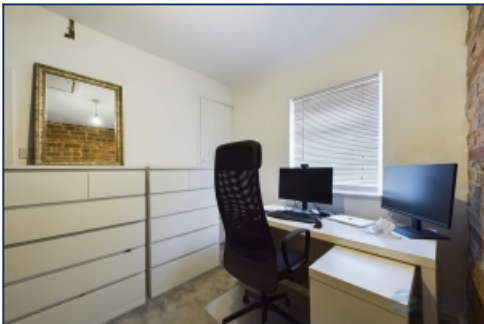
Kitchen



Master Bedroom



Second Bedroom



Second Bedroom

Floor Plans

