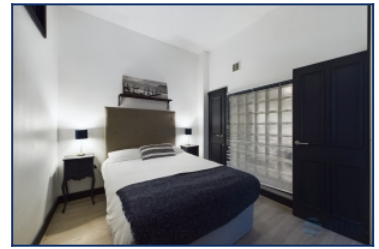


## Cornwallis Street, City Centre, L1



To Let - £1,350 per calendar month

### Key Features

- 2 Bedroom 1 Bathroom Apartment
- EPC Rating: C
- Stunning, Fully Renovated Apartment
- Bright and Airy Open-Plan Kitchen and Living Space
- Lounge with Expansive Windows and Charming Exposed Brickwork
- Stylish, Contemporary Kitchen with High-Quality Integrated Appliances
- Hallway Storage Cupboard Housing a Convenient Washing Machine
- Two Spacious Double Bedrooms, Including a Built-in Storage Cupboard in One
- Elegant, Modern Family Bathroom Featuring a Bath with Overhead Shower
- Permit-Based On-Street Parking Available
- Double Glazing Throughout and Efficient Electric Heating
- Just Minutes from the Heart of the City Centre

### Move-in Costs

- Security Deposit: £1,557.69
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £311.54. 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

Presented by Atlas Estate Agents, this stunning, fully renovated apartment offers an enviable blend of modern style and historic charm, perfectly located on Cornwallis Street, L1, just moments from the vibrant heart of the city centre.

### Further Details

- Furnishing: Furnished
- Floor: 1 (lift access)
- No. of Floors: 1
- Floor Space: 613 square feet / 57 square metres
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Security: Intercom (Audio Only)
- Parking: On Street
- Heating/Energy: Electric Heating, Double Glazing
- Appliances/White Goods: Electric Cooker, Electric Oven, Electric Hob (Ceramic), Fridge/Freezer, Washing Machine, Dishwasher
- Bills Included: None

### Letting Information

- Date Available From: Now
- Minimum Annual Household Income: £40,500
- Guarantor NOT required (subject to referencing)
- Pets NOT considered
- Smoking NOT permitted

Situated on the first floor of a well-maintained building with a lift for easy access, this two-bedroom apartment is flooded with natural light, thanks to its bright, open-plan layout and expansive windows in the reception area. The lounge, adorned with characterful exposed brickwork, effortlessly combines a touch of urban sophistication with a warm, inviting atmosphere, ideal for relaxing or entertaining.

The sleek, contemporary kitchen is a true centrepiece, featuring high-quality integrated appliances and ample workspace. Thoughtfully designed with modern convenience in mind, there's a discreet hallway cupboard with a washing machine, ensuring both style and practicality are catered for.

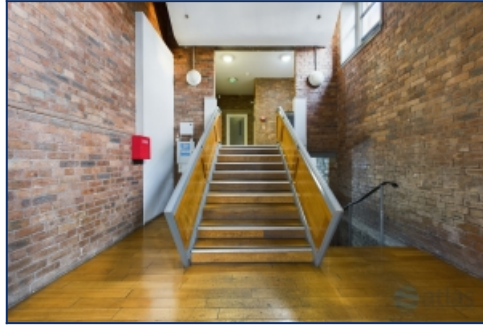
Both double bedrooms are generously sized, with one benefiting from a built-in storage cupboard. The family bathroom is elegantly appointed with modern fixtures, offering a relaxing bath with an overhead shower to suit any preference. Double glazing and efficient electric heating ensure year-round comfort.

Permit-based on-street parking is available, a prized convenience for city living. With every detail carefully considered, this apartment is a rare find, promising a lifestyle of ease and sophistication right in the heart of the city.

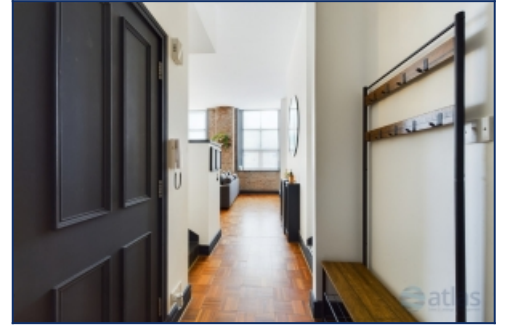
## Additional Images



Bathroom



Apartment Entrance



Entrance



Lounge



Lounge



Lounge



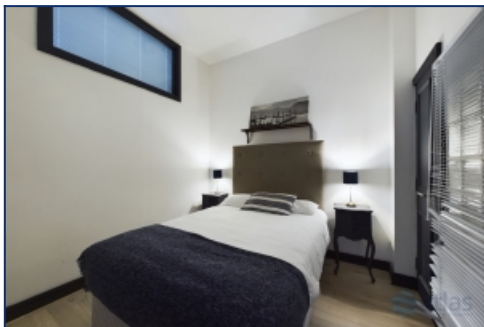
Kitchen



Bedroom

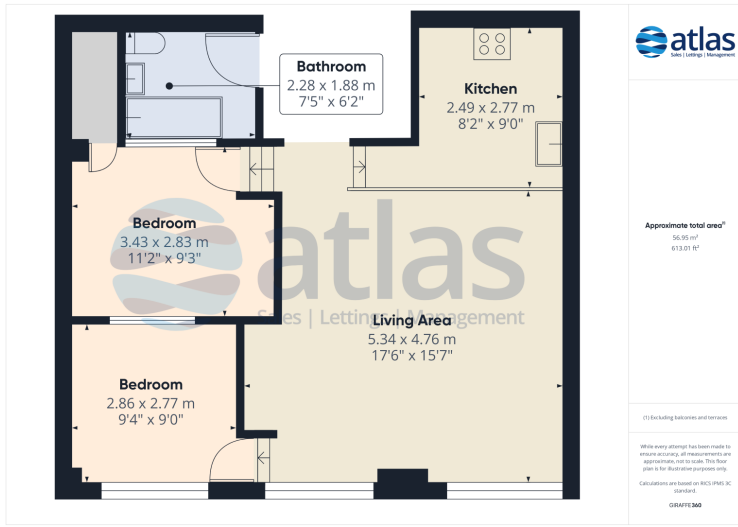


Bedroom



Bedroom

## Floor Plans



Tel: 0151 727 2469  
Fax: 0151 727 4943

Atlas Estate Agents, 2 Allerton Road,  
Mossley Hill, Liverpool, L18 1LN

Email: [lettings@atlasestateagents.co.uk](mailto:lettings@atlasestateagents.co.uk)  
Website: [www.atlasestateagents.co.uk](http://www.atlasestateagents.co.uk)

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.