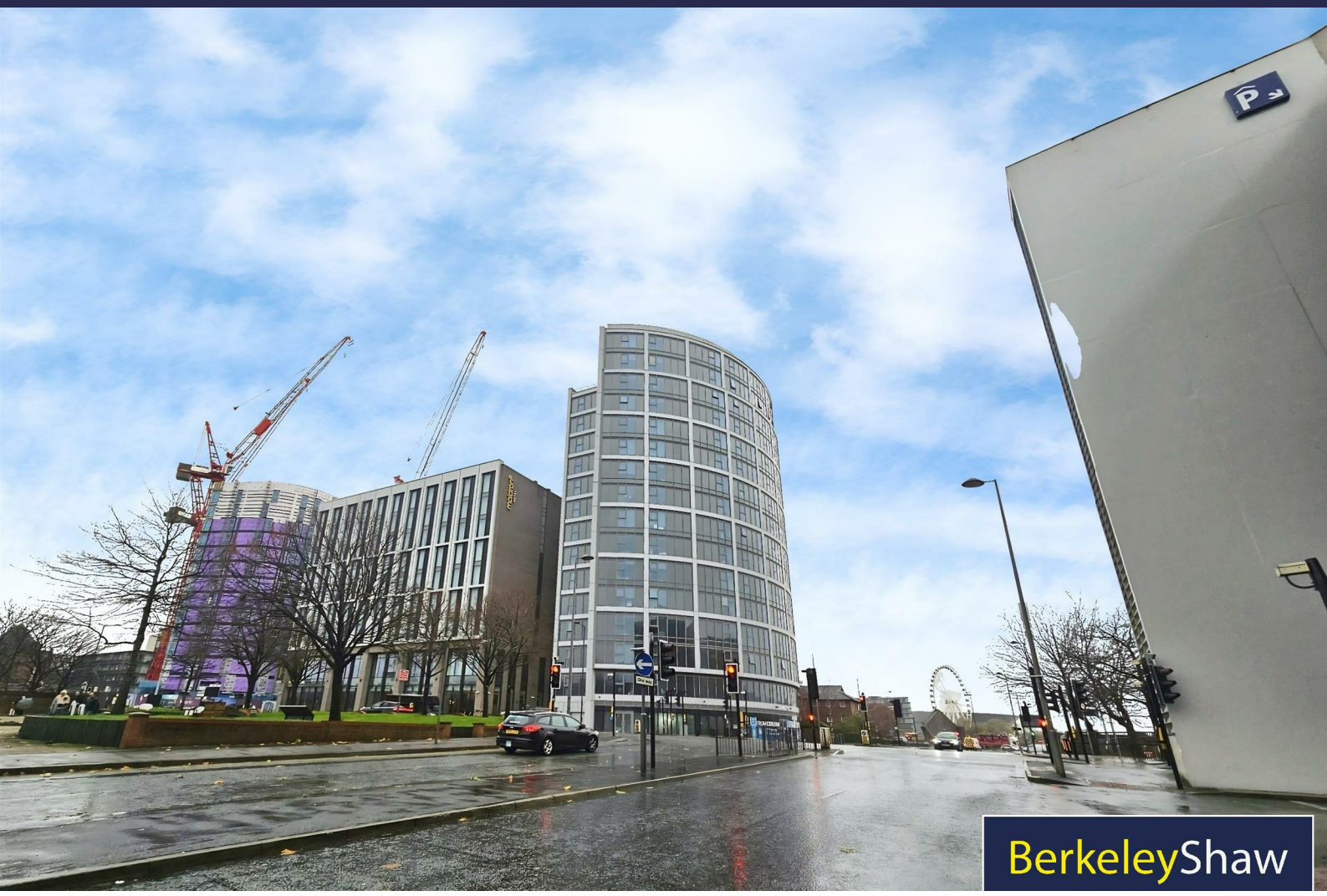
BerkeleyShaw
REAL ESTATE

The Ternary, Old Haymarket, Liverpool, L1 6ER
www.berkeleyshaw.com



2a Park Lane, Liverpool, L1 8AX

£1,200 PCM

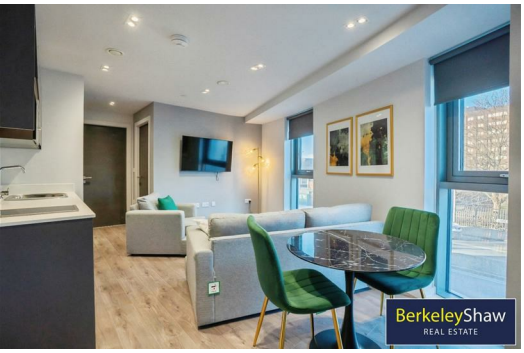
Berkeley Shaw Real Estate present this immaculate one-bedroom flat in a sought-after city centre location at One Park Lane, Liverpool. This new home is tailored for professionals seeking modern urban living with exclusive features. One Park Lane features 24/7 concierge, a fully equipped gym and a cycle store.

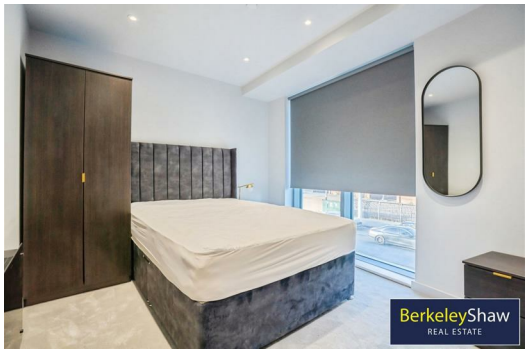
The flat comprises an open-plan reception room and kitchen, designed to maximise light and space, with large windows offering a bright and airy atmosphere. The kitchen area is well-laid out, seamlessly blending into the living space to support both relaxation and entertaining. The master bedroom comes equipped with a TV, providing added convenience and comfort. The bathroom is appointed with a rain shower and heated towel rail.

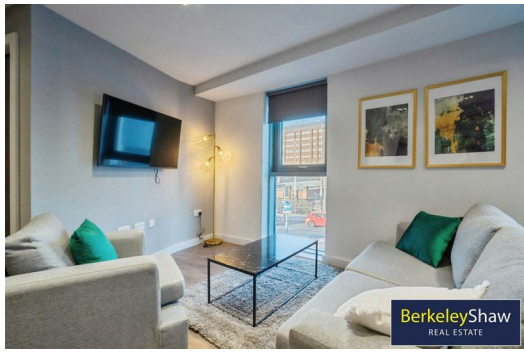
One Park Lane is positioned in Liverpool's vibrant city centre, within walking distance of Liverpool ONE, which hosts a range of shops, restaurants, and cafés. The nearby Baltic Triangle offers a selection of popular independent eateries and creative spaces, while Chavasse Park is close for outdoor leisure.

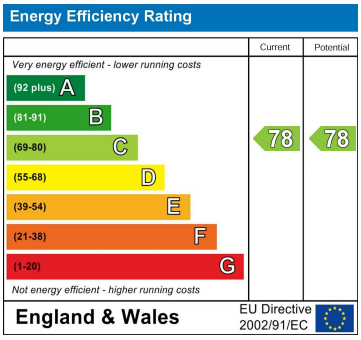
Transport connections are excellent. Liverpool Central and Liverpool Lime Street stations can both be reached in under 10 minutes on foot, offering regular direct trains to Manchester, Warrington, Chester, and London. Local bus links also serve the wider Liverpool area efficiently.

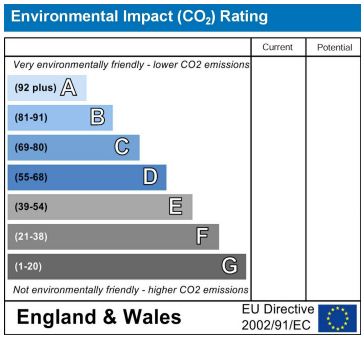
EPC C
Deposit £1384
Council Tax band- A

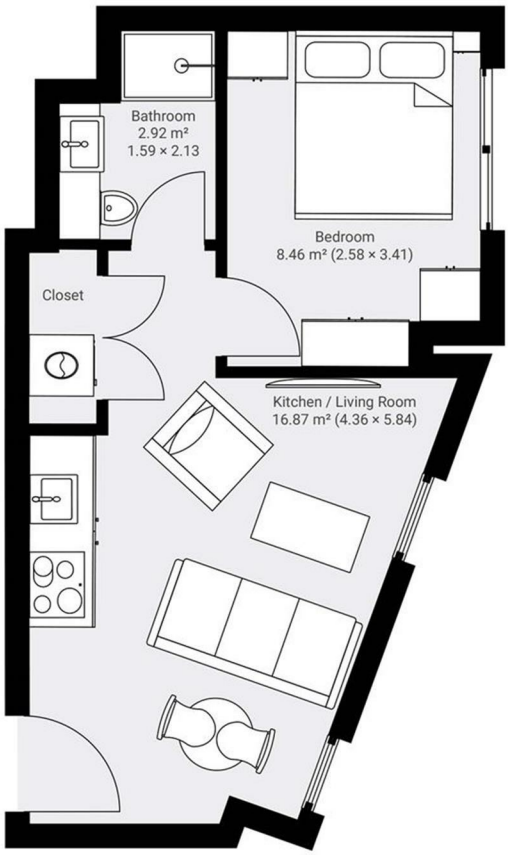




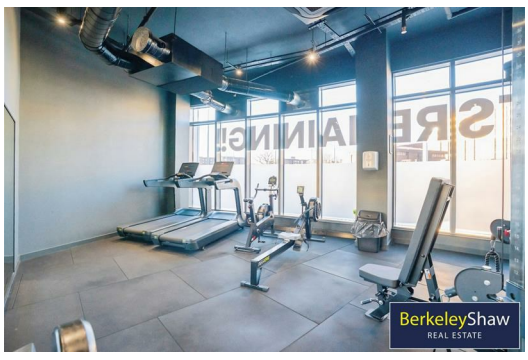


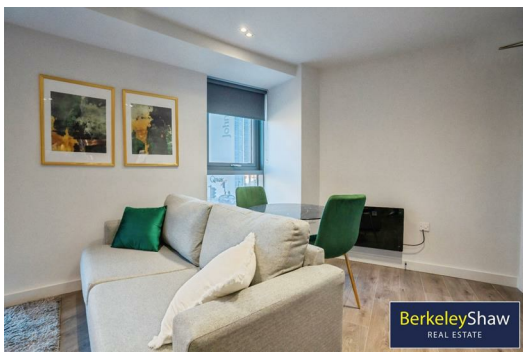

Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
78
78
England & Wales
EU Directive 2002/91/EC


Environmental Impact (CO_2) Rating
Current
Potential
Very environmentally friendly - lower CO2 emissions
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not environmentally friendly - higher CO2 emissions
England & Wales
EU Directive 2002/91/EC


Bathroom
2.92 m²
1.59 × 2.13
Bedroom
8.46 m² (2.58 × 3.41)
Closet
Kitchen / Living Room
16.87 m² (4.36 × 5.84)


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