



## 57 Mayfair Avenue, Liverpool, L14 0JY

£900 PCM

Nestled in the desirable area of Mayfair Avenue, Bowring Park, Liverpool, this charming three-bedroom house offers a perfect blend of comfort and space. With a generous reception room, this property is ideal for both relaxation and entertaining guests.

The house boasts a spacious layout, allowing for a variety of furniture arrangements and personal touches to make it feel like home.

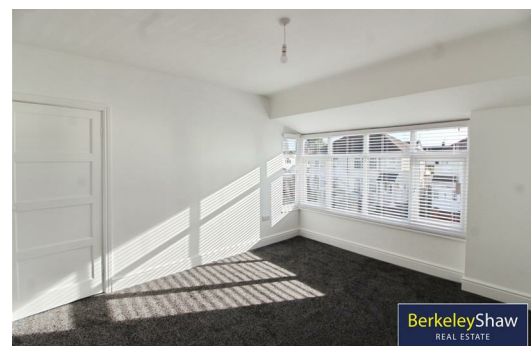
One of the standout features of this property is the expansive garden, which offers a tranquil outdoor retreat. Whether you envision hosting summer barbecues, or simply enjoying a quiet moment in some fresh air.

Located in a vibrant community, this home is well-connected to local amenities, parks, and transport links, making it an excellent choice for those seeking both convenience and a peaceful environment. This property is not just a house; it is a place where memories can be made and cherished for years to come. Don't miss the chance to make this delightful home your own.

Deposit - £900

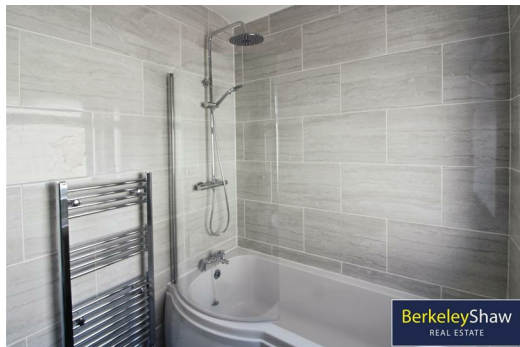
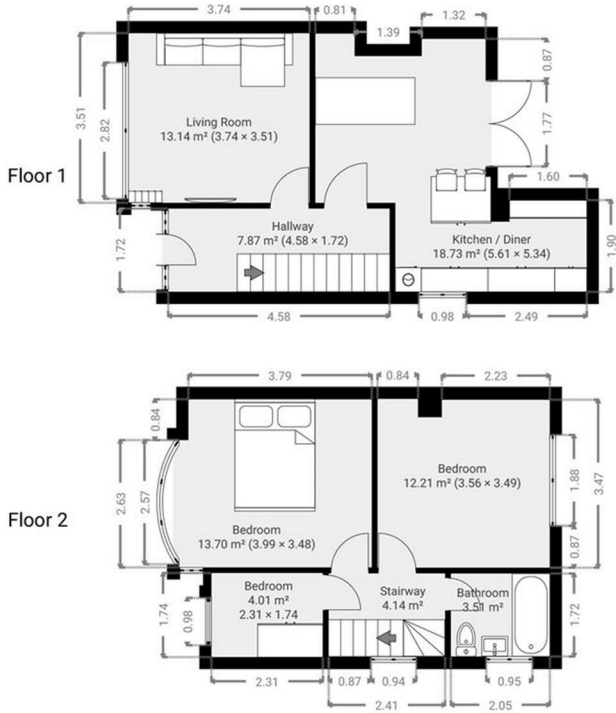
EPC - D

Tenancy Term - 12 months



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			
EU Directive 2002/91/EC		84	65
England & Wales			

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 CO <sub>2</sub> emissions			
EU Directive 2002/91/EC			
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