BerkeleyShaw
REAL ESTATE

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

Gaywood Court Nicholas Road, Liverpool, L23 6XN

£1,150 Per Month

To let – a well-presented two bedroom apartment set within Gaywood Court, a purpose-built development off Nicholas Road in the popular L23 area of Liverpool.

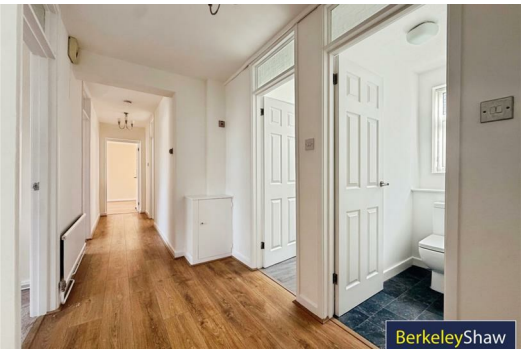
The apartment is in good condition throughout and offers a bright, generously sized reception room with wood-style flooring and full-height windows, providing a pleasant outlook over the communal grounds. The separate kitchen includes ample worktop and cupboard space along with fitted appliances and room for a small dining area. The modern bathroom features a white suite with shower over bath and neutral tiling.

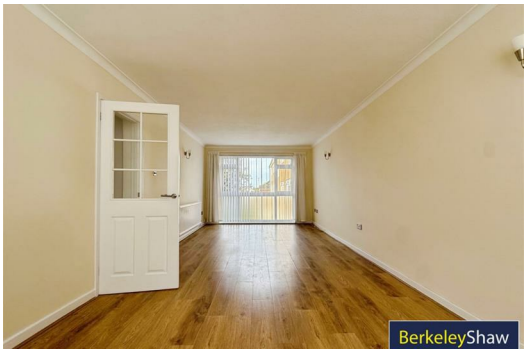
Tenants will benefit from off-street, residents only parking and an exceptionally convenient single garage included with the property.

Both double bedrooms are carpeted and well proportioned, each benefiting from free standing wardrobes and a chest of drawers, providing ready-made storage for tenants.

Gaywood Court is well located for the amenities of Crosby and Waterloo, with a range of supermarkets, cafés and restaurants on nearby St John's Road and Crosby Village. Crosby Beach and the Marine Lake are within a short drive, offering attractive coastal walks and leisure facilities.

Transport links are very good: Blundellsands & Crosby station is easily accessible, providing regular services into Liverpool city centre in around 20 minutes and to Southport in approximately 25–30 minutes. There are also





Hallway

Lounge

Kitchen

Bedroom 1

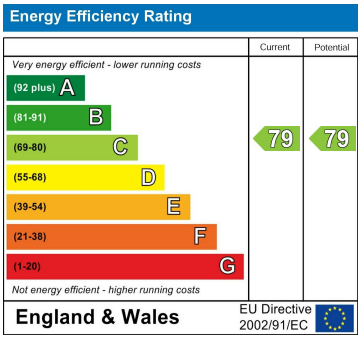
Bedroom 2

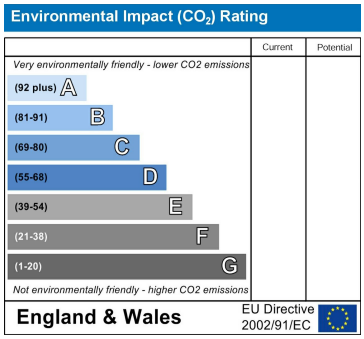
Bathroom

W/c

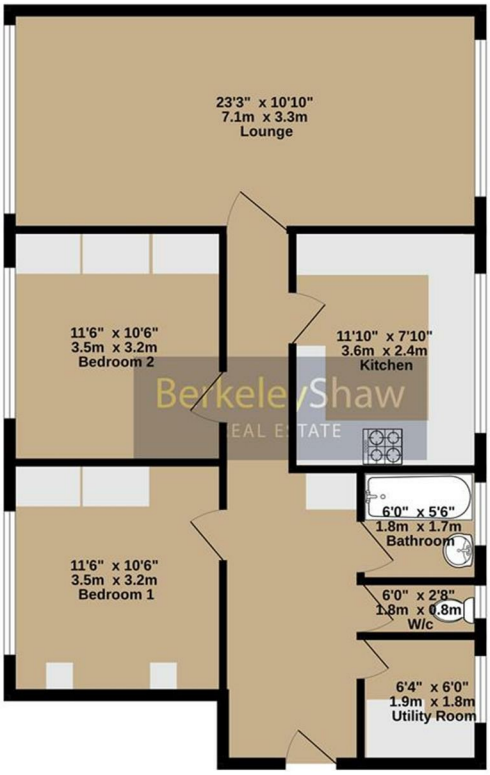
Utility Room

Front Exterior





GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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