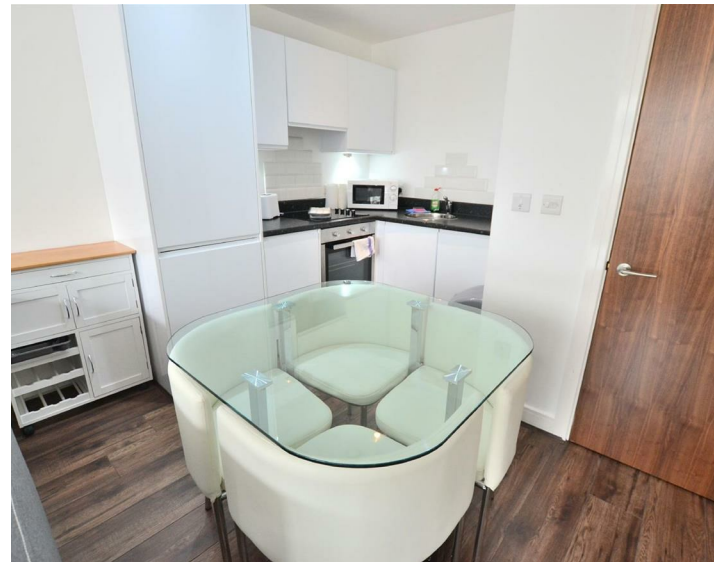




108 7 The Strand, Liverpool, L2 0PP  
Asking Price £120,000 Leasehold

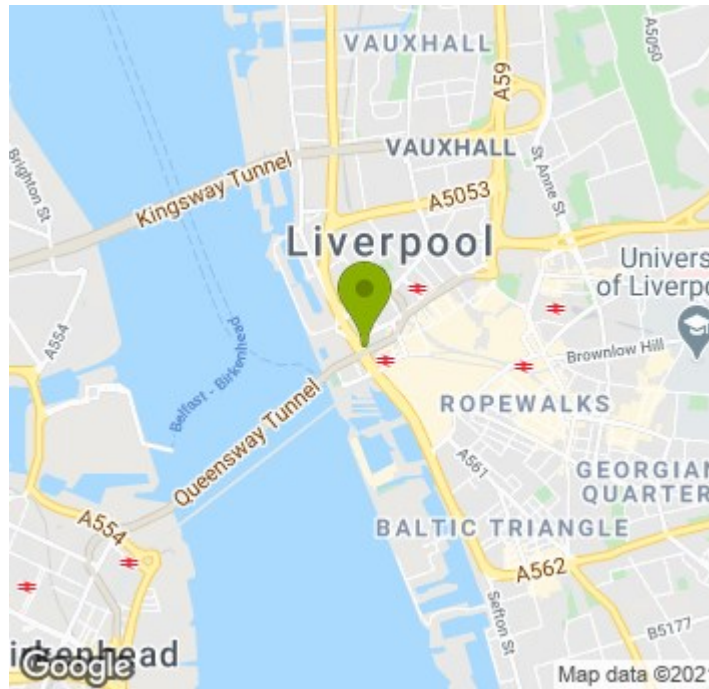
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## About the Property

Based in the impressive and highly desirable 7 The Strand, this stylish one bedroom, first floor apartment is offered for sale. Located within a stone's throw from the Albert Dock, River Mersey, Three Graces and Liverpool One Shopping Centre, the renowned development is recognised as one of the most prestigious in Liverpool City Centre and offers the very best of City Centre Living. The apartment benefits from ultra modern specification which is finished to a high standard. The accommodation briefly comprises; entrance hall, open plan living area with stunning views over the world famous Three Graces, with fully fitted modern kitchen, a spacious master bedroom and separate family bathroom. With no chain involvement viewing is highly recommended to take advantage of this rare and sought after opportunity.



| Energy Efficiency Rating                    |                         | Current   | Potential |
|---|-------------------------|-----------|-----------|
| Very energy efficient - lower running costs |                         |           |           |
| (92 plus) <b>A</b>                          |                         |           |           |
| (81-91) <b>B</b>                            |                         |           |           |
| (69-80) <b>C</b>                            | <b>70</b>               | <b>70</b> |           |
| (55-68) <b>D</b>                            |                         |           |           |
| (39-54) <b>E</b>                            |                         |           |           |
| (21-38) <b>F</b>                            |                         |           |           |
| (1-20) <b>G</b>                             |                         |           |           |
| Not energy efficient - higher running costs |                         |           |           |
| <b>England &amp; Wales</b>                  | EU Directive 2002/91/EC |           |           |



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