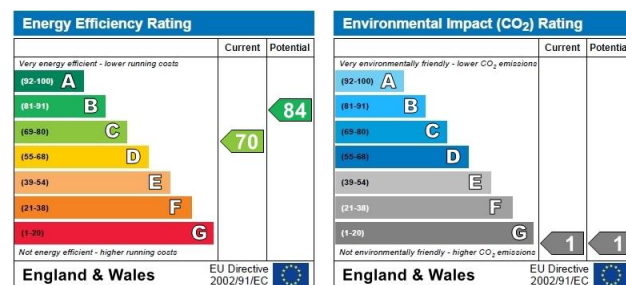




Energy Efficient Rating & Environmental Impact (CO₂) Rating



say *hello* to great mortgage advice

Speak to our expert advisers today



Mortgage
Advice Bureau

Your home may be repossessed if you do not keep up repayments on your mortgage.

There will be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.



13 Liverpool Road, Prescot, L34 1LP

£825

Liverpool Road Prescot, known for being one of the most prestigious within the area.

This family home offers a large amount of living space on a corner plot with an abundance of parking space and detached garage. Also incorporating a front and side garden with vast outside space to the rear.

To the ground floor we have two large reception rooms and a family sized fitted kitchen looking over the mature garden.
To the first floor are three generous sized bedrooms and a three piece bathroom suite.

The property benefits from UPVC double glazing and gas central heating with combi

22 Church Road, Rainford, Nr. St Helens, WA11 8HE
Tel 01744 885753

www.daviddaviesestateagent.co.uk

sales@daviddaviesestateagent.co.uk

David Davies Estate Agent Limited, Registered No. 4061162. Managing Director: David J. Davies MNAEA

13 Liverpool Road, Prescot, L34 1LP

£825

The property briefly comprises:

Tenant & Guarantor Information

All Rental Properties are offered on an initial 6 months 'Assured Shorthold Tenancy Agreement' Unless otherwise stated.

We require all prospective tenants to provide Guarantors for all Properties Suitable applicants are required to have a combined minimum income of 2.5 times the annual rent to meet our affordability checks

Guarantors require 3 times the annual rent in order to meet our affordability checks

Further checks are also required
Only BACS transfers are accepted
Credit card payment are NOT accepted.

Tenant Holding Fee

Additional Pet Information

For any interested party wishing to apply for this property there is an additional £10 per month rent payable for each pet. Subject to agreement with the landlord.

This additional rent would then be reflected in the 5 weeks deposit required.

White Goods Notice

Any free-standing white goods left at the Property do not form part of the property. The Landlord does not accept any liability or responsibility for their maintenance or replacement and are left for the ingoing Tenant as a gesture of goodwill.

Hall

Additional property information is available from our office

Information on tenant permitted fee's can be accessed via the link below
www.daviddaviesestateagent.co.uk/tenant

Lounge (13'1 x 13'8) 3.99m x 4.17m

Dining Room (10'2 x 10'9) 3.10m x

Kitchen (13'5 x 8'5) 4.09m x 2.57m

First Floor Landing

Bedroom One (13'0 x 13'9) 3.96m x

Bedroom Two (10'2 x 9'7) 3.10m x

Bedroom Three (6'8 x 8'9) 2.03m x

Bathroom (6'4 x 5'5) 1.93m x 1.65m

