



913 Ability Penthouse 2 Custom House Place, Liverpool, L1 8LZ £1,300 Per month

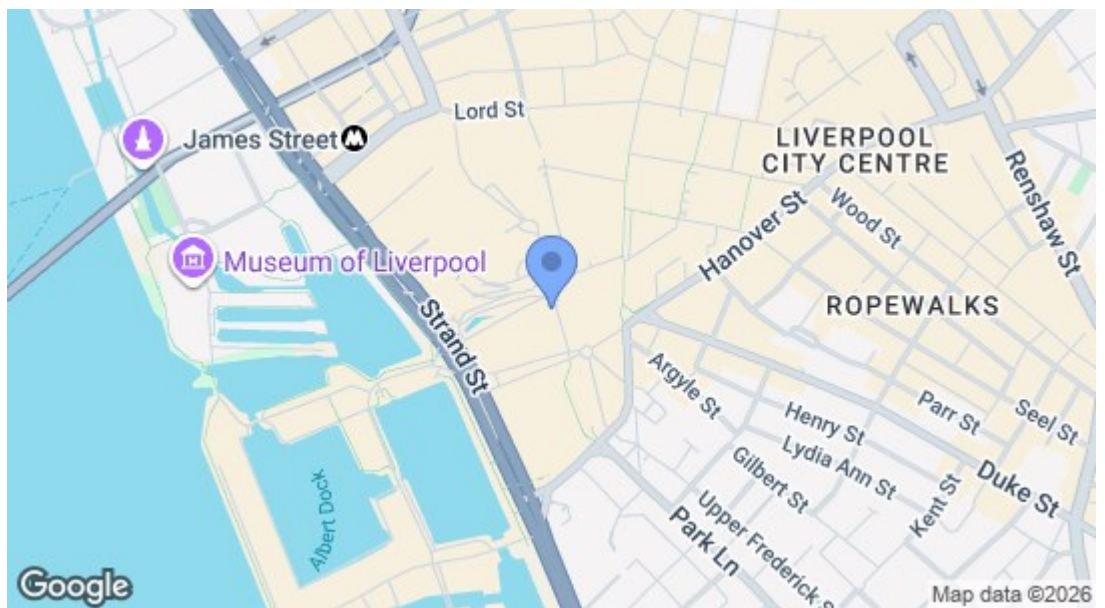
We are delighted to present this spacious ninth-floor apartment located at 2 Custom House Place in the vibrant city of Liverpool. Nestled within the prestigious Ability Penthouses development, this property offers a unique living experience above the renowned Hilton hotel, granting residents full access to the hotel's exceptional gym and leisure facilities.

The apartment features an open-plan living, dining, and kitchen area, designed for modern living and equipped with integrated appliances. The layout is both practical and stylish, making it perfect for entertaining or relaxing. Additionally, there is a utility cupboard for added convenience. The property boasts two generously sized double bedrooms, including a master en-suite, ensuring comfort and privacy. A well-appointed bathroom completes the accommodation.

Finished to a high specification, this apartment is offered furnished, allowing for a seamless move-in experience. The floor-to-ceiling windows not only flood the space with natural light but also provide breathtaking views of the cityscape, the River Mersey, and the iconic Albert Dock.

This exceptional apartment will be available at the end of the month, making it an ideal choice for those seeking a contemporary urban lifestyle in one of Liverpool's most sought-after locations. Don't miss the opportunity to make this stunning property your new home.

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			
England & Wales		EU Directive 2002/91/EC	
			
Environmental Impact (CO ₂) Rating			
		Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions			
England & Wales		EU Directive 2002/91/EC	
			



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