

MTFR

Residential Sales & Lettings



**Available
From 01/07/24**





Kelso Rd, Kensington
£90 pw

£90PPPW
Available 01/07/2024

Colourful 6 bed terraced property on Kelso Road.

Perfect for student sharers!
- 2 mins walk to McDonald's, Lidl, Iceland
- Through lounge, dining area and kitchen.
- Bills included - An incredible £4200 ANNUAL ENERGY ALLOWANCE – we challenge you to find better

- Bills Included
- Broadband Included
- Double Glazing
- Fitted Bathroom
- Fitted Kitchen
- New Refurbishment
- Student Property
- Tumble Dryer
- TV Subscription & Smart TV
- TWO Bathroom
- Alarm
- Carpet in bedrooms
- Double Cooker

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92-100) A			(92-100) A
(81-91) B			(81-91) B
(69-80) C		78	(69-80) C
(55-68) D	54		(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales	EU Directive 2002/91/EC		England & Wales
			EU Directive 2002/91/EC
			

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂)

Rent	£90 pw
Viewing	Strictly by appointment with MTR Sales & Lettings - Head Office Telephone 0151 222 1633
Reference	RL0098 Council Tax Band: A (Liverpool City Council)
Additional Information	Deposit: £1,200 Holding Deposit: £600

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.