

MTFR

Residential Sales & Lettings



Langton Road,
Wavertree
£120 pppw

4-Bed Student Home – Prime
Location!

Available 01/07/2027

Just 3 mins from ASDA
Smithdown, this 4-bed house is
perfect for students!

Close to Uni bus routes
Near Smithdown's nightlife

Bills & £3800 energy allowance
included!

- Bills Included
- Broadband Included
- Close to Amenities
- Double Glazing
- Fitted Bathroom
- Fitted Kitchen
- Furnished
- Great Area
- Student Property
- Carpets Throughout
- Upstairs Bathroom
- Virgin Broadband
- Half rent July if not moving in

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i> (92+) A		
(81-91) B		89
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G <i>Not energy efficient - higher running costs</i>		
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.

Viewing	Strictly by appointment with MTR Sales & Lettings - Head Office
Reference	Telephone 0151 222 1633
Additional Information	RL1296
	Council Tax Band: A (Liverpool City Council (LCC))
	Deposit: £1,200

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.