



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 (CO₂) 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	

Royden Way, Riverside Drive, Liverpool, L3 4DW

Asking Price £323,400

Subject to Contract

- Investment opportunity
- Two bathrooms
- Over looking canal
- Parking available
- Sizable three bedroom apartment
- High level specification
- Swimming pool



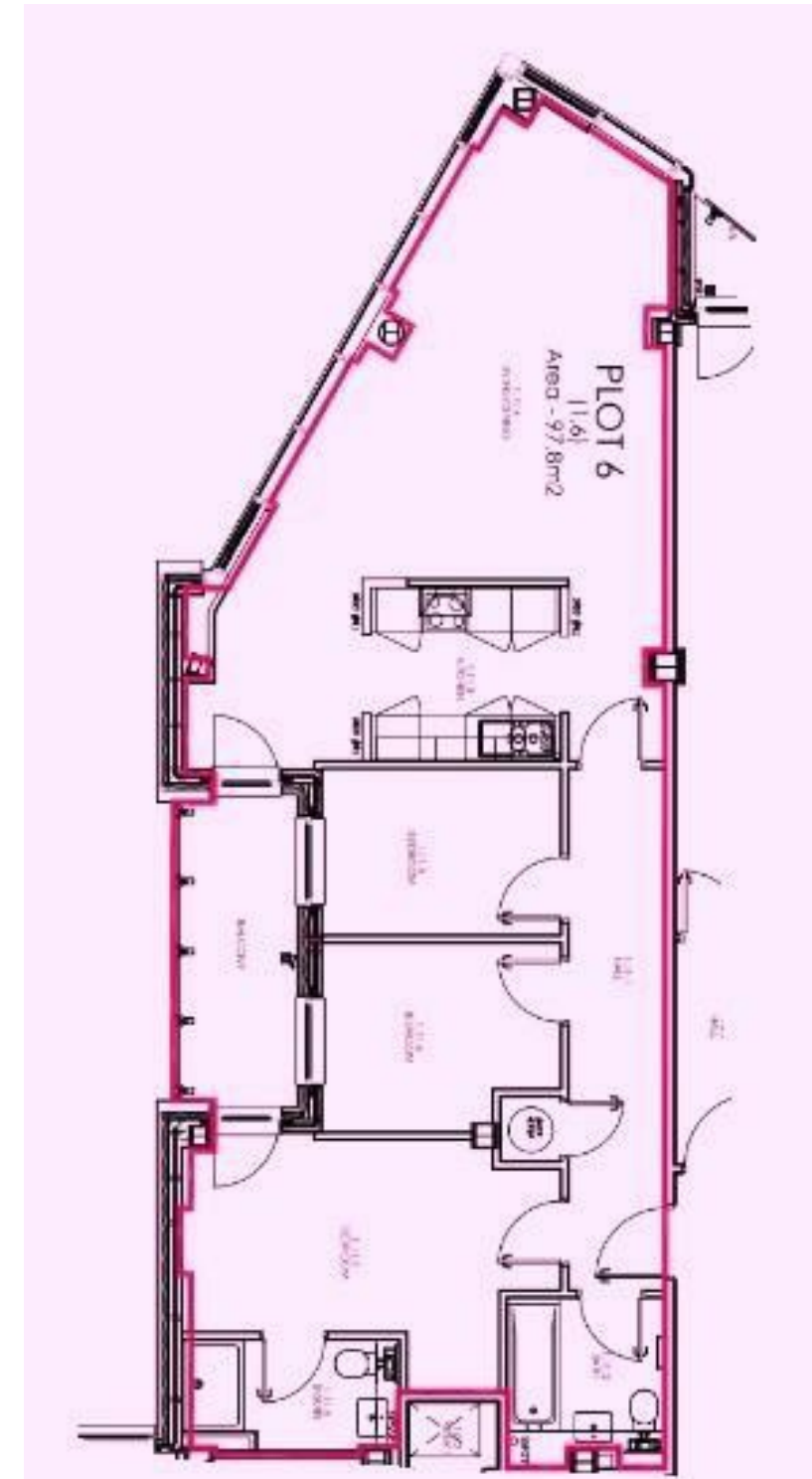
Royden Way, Riverside Drive, L3 4DW

Herculaneum Quay is a prestigious development located on the waterfront at what was once Herculaneum Dock, part of Liverpool's great maritime story. At a location steeped in history, the scheme consists of 119 luxury apartments, most with their own outside space. With a grandstand view of the River Mersey, residents will experience the evocative sights, sounds, smells, and sea breezes unique to riverside developments.

Herculaneum Quay comprises a mixture of one, two, and three-bedroomed apartments, with the additional benefit of a private residents' pool, and three levels of underground car parking.

Our intention is to also create an urban beach alongside the residential building to make this a city destination in the truest sense.

Note: The images are a guide only



Tenure Leasehold

Price Asking Price £323,400 Subject to Contract

Viewing by appointment , through joint sole agents Warwick Estate Agents



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