

LOT

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40 Rydal Street, Liverpool L5 6QS

*GUIDE PRICE £35,000+



- **2 Bedroom mid terrace. Double glazing. Central heating.**

Description A two bedroomed mid terraced property benefiting from double glazing and central heating. The property is in need of refurbishment and once modernised would be suitable for investment purposes with a potential rental income of approximately £5,400 per annum.



Not to scale. For identification purposes only

Situated Off Thirlmere Road and Breck Road within walking distance to local amenities, Liverpool Football Club and approximately 2 miles from Liverpool city centre.

Ground Floor Hall, Through Living Room/Dining Room, Kitchen

First Floor Two Bedrooms, Shower Room/WC

Outside Yard to the rear.