

LOT

105

26 Lorne Street, Liverpool L7 0JR

\*GUIDE PRICE £115,000+



Not to scale. For identification purposes only

Ordnance Survey © Crown Copyright 2011. All rights reserved. Licence number 100020449

- **Part let residential investment producing approximately £11,500 per annum. Double glazing, central heating.**

**Description** A double fronted three storey semi-detached property converted to provide 3 self contained flats (2 x 2 bed and 1 x 1 bed). The property benefits from double glazing and gas central heating. Two of the flats are currently let by way of Assured Shorthold Tenancies producing a rental income of approximately £11,500 per annum. When fully let the potential rental income is approximately £17,250 per annum.

**Situated** Off Prescot Road in a popular and well established residential location within close proximity to local amenities, Newsham Park and approximately 3 miles from Liverpool City Centre.

**Ground Floor** Communal Entrance Hallway

**Flat 1** Hall, Living Room, Kitchen/Breakfast Room, 2 Bedrooms, Bathroom/W.C

**First Floor Flat 2** Hall, Living Room, Kitchen/Breakfast Room, 2 Bedrooms, Bathroom/W.C

**Second Floor Flat 3** Hall, Living Room, Kitchen/Breakfast Room, Bedroom, Bathroom/W.C

**Outside** Yard to Rear