

LOT  
**80**

**20 Westcott Road, Liverpool L4 2RF**  
**\*GUIDE PRICE £30,000+**



Not to scale. For identification purposes only

- **Two bedroom plus attic room mid terrace. Double glazing.**

**Description** A two bedroomed plus attic room mid terraced property benefiting from double glazing. The property is in need of an upgrade and scheme of refurbishment works. Once upgraded the property would be suitable for investment purposes. The potential rental income is approximately £5,400 per annum.

**Situated** Off Breck Road in a popular residential location within close proximity to local amenities, Liverpool Football Club, schooling and approximately 2 miles from Liverpool city centre.

**First Floor** Two Bedrooms, Bathroom/WC

**Second Floor** Attic Room

**Outside** Yard to the rear.

**Cellar** Not Inspected

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