



Not to scale. For identification purposes only

- **Residential investment producing £6,000.00 per annum. Double glazing. Central heating.**

Description A 3 bedroomed middle terrace property benefiting from double glazing and central heating which is currently let by way of an Assured Shorthold Tenancy producing £6,000.00 per annum. The property would be suitable for HMO conversion subject to any necessary consents. If let to 4 tenants at £75pppw the potential rental income would be approximately £15,600.00 per annum.

Situated Off Priory Road in a popular and well established residential location within close proximity to local amenities, Liverpool Football Club, schooling and approximately 2.5 miles from Liverpool City Centre.

Ground Floor Front Living Room, Rear Living Room, Kitchen.

First Floor 3 Bedrooms, Bathroom/WC.

Outside Rear Yard.

Note Please note we have not internally inspected the property.