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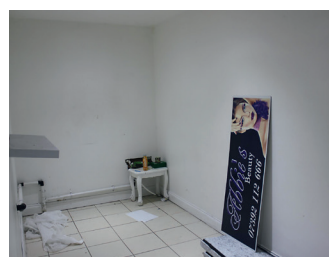
A mixed use investment currently fully let producing a rental income of £12,000 per annum. The property comprises two ground floor retail units trading as 'red & blue' barbers and a florist. There is also a two bedroomed self contained flat to the first floor which is accessed via a separate entrance. The property benefits from double glazing and roller shutters.

**Situated** Fronting Baileys Lane in the centre of Halewood Village in a popular residential location and approximately 7 miles from Liverpool city centre.

**5A Baileys Lane**  
Flat Hall, Lounge, Kitchen, two Bedrooms, Bathroom/WC.

**5B Baileys Lane**  
Retail Unit 30.1sq m. (432sq ft)

**5 Baileys Lane**  
Retail Unit 40.2sq m. (432sq ft)



Address	Tenancy	Rental Income
5 Baileys Lane (Barbers)	5 year lease from 1.8.19	£3,900 per annum
5a Baileys Lane	Monthly periodic tenancy	£5,400 per annum
5b Baileys Lane (Flower shop)	5 year lease from 1.8.19	£2,700 per annum
<b>Total</b>		<b>£12,000 per annum</b>