



- Mixed use property comprising office building plus two flats
- Part let producing £10,800 per annum
- Double glazing
- Central heating
- Secure intercom entry system

A substantial three storey corner property providing office accommodation to the basement, ground, first and second floors, together with two separate self-contained flats (1 × one bed and 1 × three bed) accessed via a separate front entrance on Bedford Road. The property benefits from double glazing, central heating, secure intercom entry system, partial strip lighting and WC facilities. The property would be suitable for a number of uses to include residential re-development, subject to any necessary consents. The flats are both currently let by way of Assured Shorthold Tenancies producing £10,800 per annum.

Situated At the junction of Bedford Road with County Road in a popular residential area, within close proximity to Queens Drive amenities and approximately 4 Miles from Liverpool city centre.

Basement Storage Accommodation (1,030 sq.ft)

2 Bedford Road
Main Entrance Hallway, Reception/Office, 2 Offices, WC (745sq ft)

First Floor 4 Rooms, WC (788sq ft)

Second Floor Two Rooms, (457sq ft)



4 Bedford Road
Ground Floor 4A Hall, Lounge, Kitchen, Bedroom, Shower/WC

First Floor 4B Hall, Lounge, Kitchen, Bathroom/WC, Bedroom/Dining Room

Second Floor Two Bedrooms

Outside Yard to the rear