

LOT  
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12 Crofton Crescent, Liverpool L13 5UL

GUIDE PRICE **£80,000+\***

VACANT RESIDENTIAL

- Three bedroomed mid-town house
- Partial double glazing
- Central heating
- Gardens to the front and rear

A three bedroomed mid-town house benefiting from partial double glazing, central heating and gardens to the front and rear. Following refurbishment and modernisation the house would be suitable for occupation, re-sale or investment purposes with a potential rental income of approximately £8,400 per annum. Suitable for Cash Buyers only.

**Situated** Off Crofton Road which in turn is off Queens Drive (A5058) in a popular and well established residential location approximately 5 miles from Liverpool city centre.

**Joint Agent**



**Ground Floor** Hall, Dining Room, Living Room, Kitchen.

**First Floor** Three Bedrooms, Bathroom, Separate WC

**Outside** Front and Rear Gardens.

