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6 Kipling Street, Bootle, Merseyside L20 4QE

GUIDE PRICE **£35,000+**\*

VACANT RESIDENTIAL

- 2 Bedroomed mid terrace house • Double glazing.

A two bedroomed mid terraced house benefiting from double glazing. The property is in need of a full upgrade and refurbishment scheme, following which it would be suitable for investment purposes with a potential rental income of approximately £4,800 per annum.

**Situated** Off Gray Street which in turn is off Knowlsey Road in a popular residential location within close proximity to local amenities, schooling and approximately 4 miles from Liverpool City Centre.

**Ground Floor** Vestibule, Through Lounge/Dining Room, Kitchen, Bathroom/WC.

**First Floor** 2 Bedrooms.

**Outside** Yard to Rear.

