

LOT  
21

46 Wellington Street, Garston, Liverpool L19 2NJ

GUIDE PRICE **£50,000+**\*

VACANT RESIDENTIAL

- A 2 bedroomed house
- Central heating
- Roof terrace.

The property comprises of a vacant two bedroomed house with a large fitted open plan lounge/kitchen with a grassed/decked roof terrace. The property has its own entrance accessed via a rear workshop/warehouse with potential. Viewing is strongly recommended to appreciate the condition and potential!

**Situated** On the corner of Wellington Street which is off Garston Way A561 in a popular and well established location within close proximity to local amenities, transport links and approximately 7 miles from Liverpool City Centre.

**First Floor** Large open plan lounge/kitchen with patio doors leading to decked/grassed roof terrace.

**Outside** Roof Terrace.

**Ground Floor** Hall, Utility Room, 2 Bedrooms, Bathroom with a freestanding bath and walk in shower/WC.

