

LOT  
34

37 Curate Road, Liverpool. L6 0BZ

GUIDE PRICE **£60,000+**\*

VACANT RESIDENTIAL

- A 4 bed mid terrace • Double glazing • Central heating • Potential income £16,640 per annum

A 4 bedroomed middle terraced house benefiting from double glazing and central heating. The property is in good order throughout and would be suitable for immediate investment purposes with a potential rental income of approximately £7,200 Per annum. Alternatively if let to 4 tenants at £80pppw the potential income would be in excess of £16,640.

**Situated** Off Townsend Lane in a popular and well-established residential location within easy reach of local amenities, schooling Liverpool Football club and approximately 3 miles from Liverpool City Centre.

**Ground Floor** Vestibule, Lounge, Kitchen/Diner.

**First Floor** 4 Bedrooms, Bathroom/WC.

**Outside** Yard to Rear.

