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45 Sutcliffe Street, Liverpool L6 6AS

GUIDE PRICE **£55,000+**\*

VACANT RESIDENTIAL

### Description

A three bedroomed mid terraced property benefiting from double glazing and central heating. The property is in good order throughout, it is currently let by way of an Assured Shorthold Tenancy at a rental income of £5,700 per annum. The tenant has given notice to vacate and is due to leave on 30th April.

### Situated

Off Boaler Street in a popular and well established residential location close to local amenities, schooling and approximately 3 miles from Liverpool city centre.

### Ground Floor

Vestibule, Through Lounge/  
Dining Room, Kitchen,  
Bathroom/WC

### First Floor

Three Bedrooms, WC

### Outside

Rear Yard

