

LOT  
**83**

31 Utting Avenue East, Liverpool L11 5AA

GUIDE PRICE **£100,000+**\*

VACANT RESIDENTIAL

### Description

A three bedroom mid town house benefitting from double glazing, central heating, gardens and a driveway. Following a scheme of refurbishment works the property would be suitable for occupation, re sale or investment purposes.

### Situated

Fronting Utting Avenue in a popular and well established residential location close to local amenities, transport links and walking distance to Broadway Shopping Amenities. Approximately 4 miles from Liverpool city centre.

### Ground Floor

Hall, Lounge, Dining Room,  
Kitchen, Utility Room.

### First Floor

Three Bedrooms, Bathroom with  
separate WC

### Outside

Gardens and Driveway.

### EPC Rating

TBC.

