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## Flat 78 Willow Rise, Roughwood Drive, Liverpool L33 8WZ

GUIDE PRICE **£30,000+\***

RESIDENTIAL INVESTMENT

### Description

A one bedroom apartment benefiting from double glazing, electric heating and a secure intercom system. There is a lift service to all floors and a gym on the ground floor. The property is currently let by way of Assured Shorthold Tenancy producing a rental income of £5155.97 per annum.

### Situated

Off Old Rough Lane within walking distance to Kirby town centre, local amenities and schooling. Approximately 10 miles from Liverpool city centre.

### Ground Floor

Entrance Hall, Lift Access

### Fourteenth Floor

Flat Open plan Lounge/Kitchen/  
Diner Bedroom, Bathroom/WC.

### Note

Sutton Kersh have not inspected the property internally and all details have been provided by the vendor.

### EPC Rating

C.

### Council Tax Band

A.

