

LOT
102

4 Broughton Drive, Aigburth, Liverpool L19 0PB

GUIDE PRICE **£300,000+***

VACANT RESIDENTIAL

Description

The property comprises a substantial double fronted semi-detached house converted to provide four self-contained flats and a studio apartment. The property is a blank canvas ready for works to be commenced and once refurbished would make fantastic accommodation. The property benefits from double glazing. Once refurbished the flats would be suitable for resale purposes or as an investment opportunity with a potential rental income of approximately £30,000 per annum.

Situated

Off Aigburth Road (A561) in a very popular and well-established location close to local amenities, Cressington Railway Station, the Otterspool Promenade, schooling and approximately 6 miles from Liverpool city centre.

Ground Floor

Main Entrance Hallway.

Flat 1 Open Plan Lounge/
Kitchen, Bathroom/WC,
Bedroom.

Flat 2 Open plan Lounge/
Kitchen, Bedroom, Bathroom/
WC.

Half Landing

Studio with Kitchenette and
Shower/WC.

First Floor

Flat 3 Open plan Lounge/
Kitchen, two Bedrooms,
Bathroom/WC.

Second Floor

Flat 4 Lounge, Kitchen,
Bedroom, Bathroom/WC.

Outside

Yard to the rear.



EPC Rating

**Flat 1 D. Flat 2 C.
Flat 3 C. Flat 4 E**

Council Tax Band

A

Joint Agent

Atlas Estates

