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95 Sheil Road, Liverpool L6 3AD

GUIDE PRICE **£75,000+**\*

VACANT RESIDENTIAL

### Description

A three storey five bedroomed plus box room middle terraced property benefiting from double glazing and central heating. Following a full upgrade and scheme of modernisation works the property would be suitable for resale, occupation or investment purposes. The potential rental income is approximately £10,200 per annum. **The property will only sell to a cash buyer.**

### Situated

Fronting Sheil Road in a popular and well established residential location close to local amenities, schooling and approximately 2.5 miles from Liverpool city centre.

### Ground Floor

Vestibule, Entrance Hallway,  
Three reception rooms, Kitchen.

### First Floor

Three bedrooms, box room,  
Bathroom/WC

### Second Floor

Two further bedrooms.

### Outside

Rear Yard.

### Council Tax Band

B

### EPC Rating

D

### Note

Please note that completion is 6 weeks.

