

LOT  
**54**

100 Lawrence Road, Liverpool L15 0EQ

GUIDE PRICE **£150,000+**\*

RESIDENTIAL INVESTMENT

### Description

A three storey middle terraced property converted to provide three × one bedroomed self contained flats. The property is fully let by way of Assured Shorthold Tenancy agreements producing a rental income of approximately £17,400 per annum. The property benefits from double glazing and central heating.

### Situated

Fronting Lawrence Road in a popular and well established area close to local amenities, schooling and approximately 2 miles from Liverpool city centre.

### Ground Floor

Main Entrance Hallway  
**Flat 1** Hall, Lounge, Kitchen,  
Bedroom, Bathroom/WC.

### First Floor

**Flat 2** Hall, Lounge, Kitchen,  
Bedroom, Bathroom/WC.

### Second Floor

**Flat 3** Hall, Lounge, Kitchen,  
Bedroom, Bathroom/WC.

### Outside

Yard to the rear.

### EPC Ratings

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

### Council Tax Bands

A

### Tenure

Freehold

