



**Description**

A fantastic opportunity to acquire a three storey plus basement middle terraced property within the Tens Street regeneration project in Liverpool. The premises are currently in a derelict state and back to brick internally. The property benefits from planning approval for conversion into a nine bedroomed hotel – Planning Ref 20F/2482. The property also has permission for an additional storey and plans have been drawn up to convert to five floors of leisure space including a roof top terrace overlooking the new stadium. There is also potential for a number of other uses subject to gaining any necessary consents.

**Situated**

Fronting Regent Road in a popular and well established residential location just outside of Liverpool city centre. The premises are opposite the new Everton Football Club Stadium, close to local amenities and transport links.

**Ground/First/Second Floors**

Various rooms.

**EPC Rating**

TBC

**Note**

Plans available from the auctioneer’s office

