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28 Boswell Street, Bootle, Merseyside L20 4RP

GUIDE PRICE **£70,000+**\*

RESIDENTIAL INVESTMENT

### Description

A three bedroomed middle terraced house benefiting from double glazing and central heating. The property is currently let by way of an Assured Shorthold Tenancy agreement producing a rental income of approximately £8,340 per annum.

### Situated

Off Knowsley Road in a popular and well established residential location close to local amenities, schooling and approximately 5 miles from Liverpool city centre.

### Ground Floor

Hall, Lounge, Dining Room,  
Kitchen, Bathroom/WC.

### Tenure

Leasehold

### First Floor

Three Bedrooms, Shower Room/  
WC.

### Outside

Yard to the rear.

### EPC Rating

C

### Council Tax Band

A

