

LOT  
**93**

# 51 Newsham Drive, Liverpool L6 7UQ

## RESIDENTIAL INVESTMENT

Guide Price **£150,000+**



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Not to scale. For identification purposes only

**A three storey semi-detached property converted to provide three self contained flats all of which are currently let by way of an Assured Shorthold Tenancies producing a total annual rental income of in excess of £18,000. The flats are all in good order and benefit from double glazing, central heating, front and rear gardens and off road parking.**

### **Situated**

Overlooking Newsham Park within easy access to Tuebrook amenities and approximately 3 miles from Liverpool city centre.

### **Ground Floor**

Main Entrance Hallway

**Flat 1** Open Plan Living Room/  
Kitchen, three Bedrooms, three  
Bathrooms/WC

### **First Floor**

**Flat 2** Open Plan Living Room/  
Kitchen, two Bedrooms, two  
Bathrooms.

### **Second Floor**

**Flat 3** Open Plan Living Room/  
Kitchen, two Bedrooms, two  
Bathrooms.

### **Outside**

Gardens front and rear. Driveway.