# 10 Larkhill Lane, Clubmoor, Liverpool L13 9BR

VACANT COMMERCIAL

Guide price **£60,000+** 

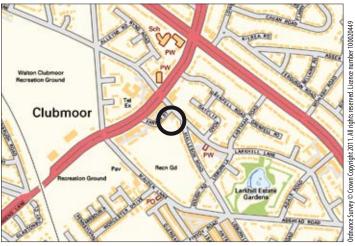


A two storey middle terrace mixed use property comprising a ground floor retail unit together with a one bedroomed flat above. The property benefits from electric steel roller shutters, partial double glazing alarm and central heating. The property has previously been used as a Hairdressers and is fitted out as such, however, would be suitable for a number of uses or possible flat conversion, subject to the relevant consents.

## Situated

Situated fronting Larkhill Lane at its junction with Townsend

Lane in an established residential location approximately 3 miles from Liverpool city centre.



Not to scale. For identification purposes only

## **Ground Floor**

**Shop** Main Salon Area, rear room, WC. store room

## First Floor

Flat Hall, Bathroom/WC, kitchen, bedroom and lounge

## Outside

Yard to the rear