

LOT  
**92**

## 14 City Road, Liverpool L4 5TE VACANT RESIDENTIAL

Guide price **£65,000 +**



Not to scale. For identification purposes only

**A three storey end of terrace property converted to provide 3 x 1 bedroomed flats suitable for investment purposes following minor refurbishment work. There is central heating in 2 of the flats. The potential annual rental income when fully let being in excess of £11,000.**

### **Situated**

Fronting City Road at it's junction with Goodison Road in an established location within walking distance of Everton Football Club, County Road amenities and

approximately 2.5 miles from Liverpool City Centre.

### **Ground Floor**

Main Entrance Hall

**Flat 3** – Hall, lounge, kitchen, bedroom, bathroom/WC

### **Outside**

Land to the side and rear.

### **First Floor**

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

### **Second Floor**

**Flat 3** – Open plan lounge/kitchen, bedroom, Bathroom/WC