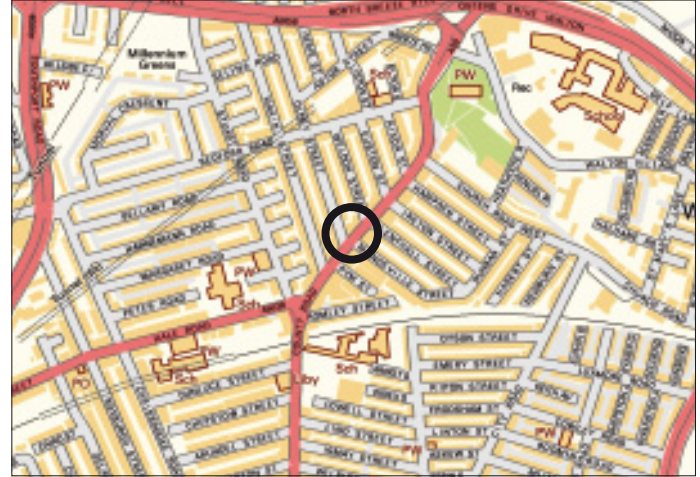


LOT  
**53**

# 189 County Road, Walton, Liverpool L4 5PB

## VACANT COMMERCIAL

Guide price **£40,000–£45,000**



Not to scale. For identification purposes only

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**A three storey mixed use property comprising of a ground floor retail unit together with a 2 bedroomed flat above. The property benefits from double glazing and central heating. The property would be suitable for a number of uses, subject to the relevant consents.**

### Situated

The premises are prominently situated fronting County Road, approximately 3 miles from Liverpool City Centre. County Road itself is a well established

neighbourhood shopping district and main arterial route, leading to Liverpool city centre and Queens Drive (A5058).

### Ground Floor

**Shop** – Main Sales Area, 2 Rear Rooms.

### Outside

Yard to the Rear.

### First Floor

**Flat** – Hall, Kitchen, Utility Room, Shower Room/WC, Lounge.

### Second Floor

2 Bedrooms.