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**113**

## 184 Clipsley Lane, Haydock, St. Helens, Merseyside WA11 0JG

RESIDENTIAL INVESTMENT

Guide price **£35,000–£40,000**



Not to scale. For identification purposes only

**A 2 bedroomed middle terraced property currently let by way of an Assured Shorthold Tenancy at a rental of £3,600 per annum. The property benefits from double glazing.**

### **Situated**

On Clipsley Road in a popular residential location.

### **Ground Floor**

Lounge, Kitchen, Bathroom/WC

### **First Floor**

2 Bedrooms

### **Outside**

Yard to the rear.