

LOT

65

# 12 Mayfair Close, Anfield, Liverpool L6 5JS

\*GUIDE PRICE £25,000+



Not to scale. For identification purposes only

- **Purpose built first floor studio flat benefiting from double glazing, electric heating, communal gardens and parking.**

**Description** A purpose built first floor studio flat benefiting from double glazing and electric heating and communal gardens and parking. The property would be suitable for investment purposes.

**Situated** Off Conwy Drive and West Derby Road in a popular and well established residential location within close proximity to local amenities approximately 3 miles from Liverpool city centre.

**Ground Floor** Main Entrance Hallway

**First Floor Flat** Lounge/Bedroom, Dressing Room, Shower/WC, Kitchen.

**Outside** Communal Gardens and parking.

**EPC Rating** F.