

LOT
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3 Herrick Street, Liverpool L13 2AG

***GUIDE PRICE £40,000–£45,000**

- **A vacant two bedroomed middle terraced property benefiting from double glazing and central heating.**

Description A vacant two bedroomed middle terraced property benefiting from double glazing and central heating. Following modernisation the property would be suitable for investment purposes with a potential rental income of in excess of £5000.00 per annum.

Situated Off Prescot Road in a popular and well established residential location within close proximity to local amenities, Old Swan and approximately 3 miles from Liverpool city centre.

Ground Floor Open Plan Lounge/Diner, Kitchen, Bathroom/WC.

First Floor Two Bedrooms.

Outside Yard to the rear.

