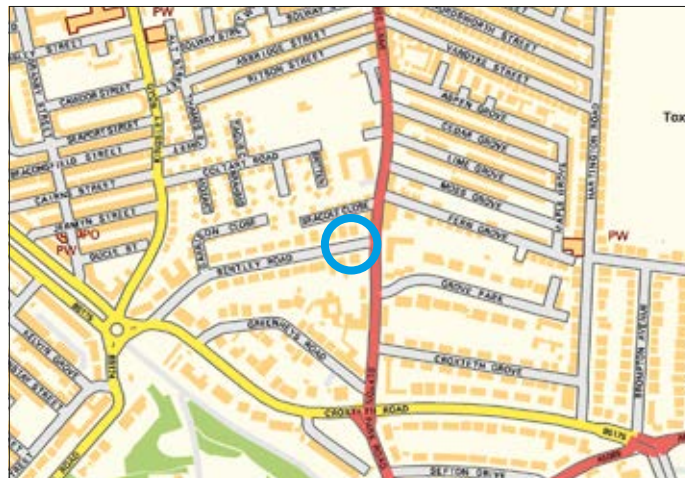
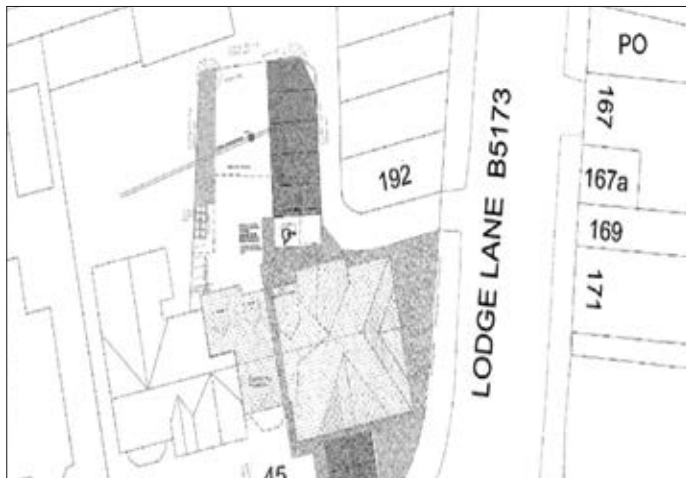


LOT

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Land at 45 Bentley Road, Liverpool L8 0SY

*GUIDE PRICE £150,000–£200,000



Not to scale. For identification purposes only

- **A cleared site offered with the benefit of planning approval for nine apartments (eight two-bedroom apartments and one one-bedroom).**

Description A cleared site offered with the benefit of planning approval for nine apartments (eight two-bedroom apartments and one one-bedroom). We are advised by the vendor as work has already begun on the site, a building regulations application has been submitted and is pending approval so that the planning permission will not expire. However, purchasers should make their own enquiries. Planning Reference No: 11F/0523

Situated Between Lodge Lane and Croxteth Road in a popular and established location within close proximity of local amenities, Sefton Park and approximately 1 miles from Liverpool city centre.

Proposed Accommodation

Plans are available for inspection at the Auctioneers Offices.

Apartment 1: 65 sq m
Apartment 2: 48.5 sq m

Apartment 3: 65 sq m
Apartment 4: 71.6 sq m (duplex)
Apartment 5: 57.6 sq m
Apartment 6: 65 sq m
Apartment 7: 59.1 sq m
Apartment 8: 94 sq m
Apartment 9: 53.8 sq m