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220 Boundary Road, St. Helens, Merseyside WA10 2LN

*GUIDE PRICE £65,000+



Not to scale. For identification purposes only

- **Three bed end terrace. Double glazing. Central heating.**

Description A three bedroomed end terrace property benefiting from double glazing and central heating. The property would be suitable for immediate occupation or investment purposes with a potential rental income of in excess of £7,500 per annum.

Situated Fronting Boundary road within walking distance to local amenities and approximately 1 mile from St Helens town centre.

Ground Floor Vestibule, Lounge, Kitchen.

First Floor Two Bedrooms, Bathroom/WC

Second Floor One Further Bedroom.

Outside Yard to Rear.

EPC Rating E