

LOT

54

31-37 Warbreck Moor, Liverpool L9 4RW

*GUIDE PRICE £110,000+

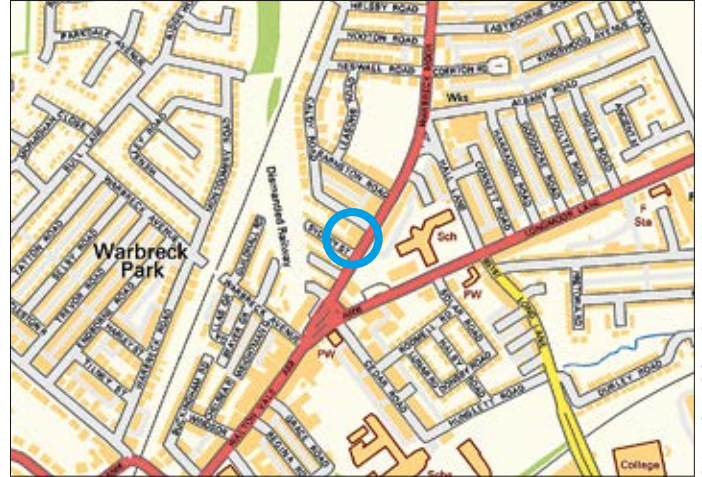


- **Six self-contained flats arranged over first and second floors above a retail unit.**

Description The property comprises six self-contained flats (three two-bed and three one-bed) arranged over first and second floors above a retail unit and being sold by way of a long leasehold at a peppercorn ground rent. Following refurbishment and when fully let the potential rental income is in excess of £30,000 per annum.

Situated Warbreck Moor is an established parade in the heart of Aintree within close proximity to

Aintree Race Course. Transport links are provided by Aintree Rail Station.



Not to scale. For identification purposes only

Ground Floor Not included in the sale

First Floor Flat 1 Lounge, Kitchen, two Bedrooms, Bathroom/WC

Flat 2 Lounge, Kitchen, two Bedrooms, Bathroom/WC

Flat 3 Lounge, Kitchen, two Bedrooms, Bathroom/WC

Second Floor Flat 4 Lounge, Kitchen, Bedroom, Bathroom/WC

Flat 5 Lounge, Kitchen, Bedroom, Bathroom/WC

Flat 6 Lounge, Kitchen, Bedroom, Bathroom/WC

Outside Access to the flats