



- **Substantial Grade II Listed five storey Georgian mid terraced property suitable for a number of uses.**

Description A substantial Grade II Listed five storey Georgian mid terraced property suitable for a number of uses, to include conversion to provide five/six self-contained flats, a boutique B&B Hotel, HMO Student Investment opportunity or back to an impressive dwelling, subject to any relevant planning consents. The property benefits from original features and has been renovated in the past and benefits from central heating. To the rear there is a single storey workshop which would be suitable for demolition to provide off road parking or possibly a two storey dwelling, subject to any relevant consents.

Situated Fronting Hope Street at its junction with Upper Duke Street occupying a much sought after position in the Heart of Liverpool's University Quarter. The Everyman Theatre, Anglican Cathedral and Philharmonic Hall are within walking distance.

Lower Ground Floor Hall, two Rooms, Kitchen, WC, Shower

Ground Floor Vestibule, Main Entrance Hallway, two Large Rooms, Office, WC.

First Floor Three Rooms, Kitchen, WC, Shower Room/WC

Second Floor One room with ensuite shower/WC, Open Plan Lounge/Kitchen, two

Rooms, Bathroom/WC. Stairs to provide one further room.

Third Floor Two Rooms, Shower/WC

Outside Rear Courtyard/Garden/Warehouse with access via Hope Way

Note We are advised the property is held by way of a Leasehold interest for a term of 99 years from 14th July 1983 and the current rent passing is £16,700 per annum. Interested parties should make their own enquiries to Liverpool City Council regarding the lease or purchase of the Freehold.



Not to scale. For identification purposes only