

# Flat 1, 457 Old Chester Road, Birkenhead, Merseyside CH42 2DU

\*GUIDE PRICE £45,000+



Not to scale. For identification purposes only

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- **Residential investment producing £5,880 per annum. Double glazing. Central heating.**

**Description** A two bedroomed maisonette benefiting from double glazing and central heating. The property is in good condition and is currently let to a long-standing tenant by way of an Assured Shorthold Tenancy producing £5,880 per annum.

**Situated** Fronting Old Chester Road on the corner of Rock Lane West in a well-established location within easy reach of local amenities and approximately 2 miles from Birkenhead town centre.

**First Floor** Bedroom, Shower Room/WC

**Outside** Shared Yard.

**Basement** Not Inspected.

**Ground Floor** Hall, Lounge, Bedroom, Kitchen.