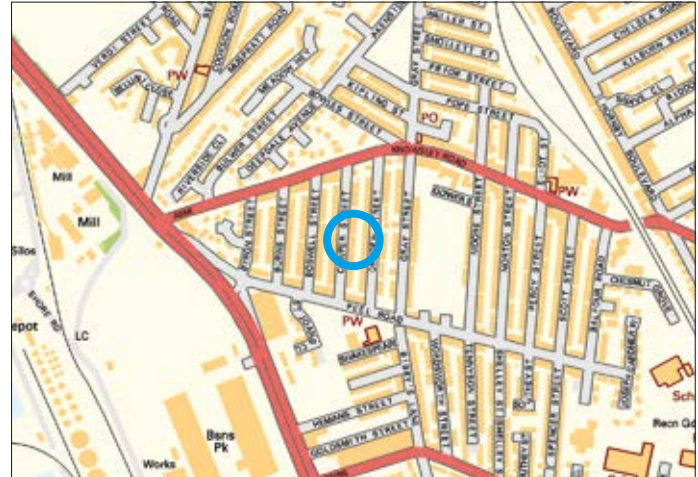


LOT

23

## 42 Cowper Street, Bootle, Merseyside L20 4RS

\*GUIDE PRICE £35,000–£40,000



Ordnance Survey © Crown Copyright 2011. All rights reserved. Licence number 100020449

Not to scale. For identification purposes only

- **Two bed mid terrace. Double glazing. Central heating.**

**Description** A two bedroomed middle terraced property benefiting from double glazing and central heating. Following refurbishment and modernisation the property would be suitable for investment purposes. When let the potential rental income would be approximately £5400.00 per annum.

**Situated** Off Knowsley Road in a popular and well established residential location close to local amenities, schooling and approximately 5 miles from Liverpool city centre.

**Ground Floor** Vestibule, Hall, Lounge, Dining Room, Kitchen.

**First Floor** Two Bedrooms, Bathroom with walk-in-shower/WC.

**Outside** Yard to the rear.