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# 1 Mowbray Grove, Liverpool L13 1DN

\*GUIDE PRICE £70,000–£80,000



- **Double fronted four bedroom detached property. Double glazing. Central heating. Front and rear gardens.**

**Description** A double fronted four bedroomed detached property benefiting from double glazing, central heating and front and rear gardens. Following a scheme of refurbishment works and modernisation the property would be suitable for occupation, resale or investment purposes.



Not to scale. For identification purposes only

**Situated** Off Binns Road which in turn is off Mill Lane in a popular and well established residential location within close proximity to local amenities, schooling and THE NEW Edge Lane retail park. Approximately 4 miles from Liverpool city centre.

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

**First Floor** Four Bedrooms, Bathroom, separate WC.

**Outside** Front and Rear gardens.