

LOT  
**41**

# 38 Cowper Road, Liverpool L13 5SP

\*GUIDE PRICE £60,000+



Not to scale. For identification purposes only

- **Residential investment producing a rental income of £5,460 per annum. Double glazing.**

**Description** A three bedroomed mid terraced property benefiting from double glazing. The property is currently let by way of a Regulated Tenancy producing a rental income of £5,460 per annum. Please note as this property is tenanted there will be strictly no internal viewings and the vendor has requested that the tenants are not disturbed in any way.

**Situated** Off Broad Green Road in the Old Swan district within walking distance to local amenities and approximately 4 miles from Liverpool city centre.

**Outside** Yard to the rear.

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

**First Floor** Three Bedrooms, Bathroom/WC