

LOT

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39 Sunningdale Road, Liverpool L15 4HJ

*GUIDE PRICE £37,500+



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Not to scale. For identification purposes only

- **Residential investment producing a rental income of £2,236 per annum. Double glazing.**

Description A two bedroom mid terraced property let by way of a Regulated Tenancy producing a rental income of £2,236 per annum. The property benefits from double glazing. 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 Rathbone Road in a popular and well established residential location within walking distance to Picton Road amenities and Picton Sports Centre, and approximately 3 miles from Liverpool city centre.

Ground Floor Living Room, Dining Room, Kitchen

First Floor Two Bedrooms, Bathroom/WC

Outside Yard to the rear.