

LOT

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22 Kipling Street, Bootle, Merseyside L20 4QE

*GUIDE PRICE £40,000+



Not to scale. For identification purposes only

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- **A two bed mid terrace. Double glazing. Central heating.**

Description A two bedroomed mid terraced property benefiting from double glazing and central heating. The property is in good order throughout and is ready for immediate occupation or investment purposes. The potential rental income is approximately £5,400 per annum.

Situated Off Gray Street which in turn is off Knowlsey Road in a popular residential location within close proximity to local amenities, schooling and approximately 4 miles from Liverpool city centre.

Outside Yard to the rear.

Ground Floor Lounge, Dining Room, Kitchen, Bathroom/WC

First Floor Two Bedrooms