



Not to scale. For identification purposes only

- **Residential investment producing £5,100.00 per annum. Central heating.**

Description A two bedroomed middle terraced property which is currently let on a contract dated until 30th September 2019 with a guaranteed income of £5,100 per annum. The property benefits from central heating. The tenancy agreement is in place with the government and has been for the last 4/5 years. As part of the agreement they also provide up to £5000 worth of refurbishment works per year. Please note that there will not be any viewings prior to auction so as to not disturb the tenant.

Situated Off County Road in a popular residential location within close proximity to local amenities, schooling and approximately 4 miles from Liverpool City Centre.

Ground Floor Hall, Lounge/ Dining Room, Kitchen, Entrance to Cellar.

First Floor 2 Bedrooms, Bathroom/WC.

Second Floor One further loft room with Velux window.

Outside Yard to the rear with side access.

Note Please note we have not internally inspected the property, all information has been provided by the vendor.