

LOT  
59

46 Okehampton Road, Liverpool L16 6AZ

GUIDE PRICE **£175,000+**\*

RESIDENTIAL INVESTMENT

### Description

A three bedroomed semi-detached property benefiting from double glazing, central heating, gardens and a driveway. The property is currently let by way of a Regulated Tenancy producing a rental of £6,720 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 Rudston Road which in turn is off Score Lane in a popular and well established residential location within close proximity to local shopping amenities, schooling, transport links and approximately 5 miles from Liverpool city centre.

### Ground Floor

Two Reception rooms, Kitchen, Shower room/WC.

### First Floor

Three Bedrooms, Bathroom/WC.

### Outside

Front and Rear Gardens, Driveway.

### Note

Please note Sutton Kersh have not internally inspected the property. This property is sold with protected tenants in situ which means they have right to remain in the property for life.

### EPC Rating

E

