



- **A detached residential investment containing five self contained flats producing £26,500 per annum. Double glazing. Central heating.**

Description A residential investment opportunity producing in excess of £26,500 per annum. The property comprises a substantial three storey double fronted detached property converted to provide 5 self contained flats (four one-bedroomed flats and one two-bedroomed). The property benefits from double glazing, central heating and communal gardens to the front and rear. All the flats are currently let by way of Assured Shorthold Tenancies producing £26,500 per annum.

Situated Fronting Weld Road in a popular and well established residential location within easy reach of local amenities, Birkdale Station and Southport Beach.

Ground Floor Main Entrance Hallway/ Communal Porch

Flat 1 Hall, Living Room, Kitchen, Bedroom, Bathroom/WC

Flat 2 Hall with Storage, Open Plan Living Room/Kitchen, Bedroom, Bathroom/WC

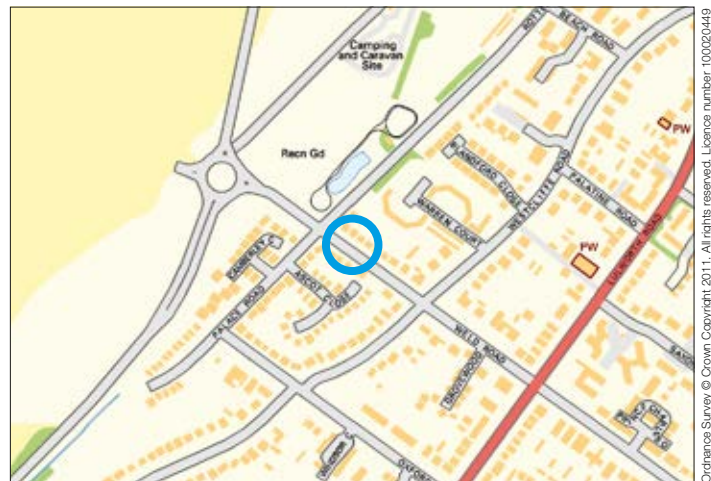
First Floor Flat 3 Hall, Open Plan Living Room/Kitchen, Bedroom, Bathroom/WC

Flat 4 Hall, Living Room, Kitchen, Bedroom, Bathroom/WC

Second Floor Flat 5 Hall, Living Room, Kitchen, 2 Double Bedrooms, Utility Room, Bathroom/WC, Loft Storage

Outside Communal Gardens to the front, side and rear. Parking and Cellar with Garage.

Joint Agents
Entwistle Green



Not to scale. For identification purposes only