



• **Land and building benefiting from planning permission.**

Description A re-development opportunity to demolish the existing building and erect a pair of semi-detached houses (one two-bed and one three-bed) with associated gardens and parking. We believe all main services are available, however potential purchasers should make their own enquiries. Planning ref: 18F/0543

Situated At the junction of Sandy Lane and Ritchie Avenue in a popular location close to local amenities, Walton Vale, schooling and approximately 6 miles from Liverpool city centre.

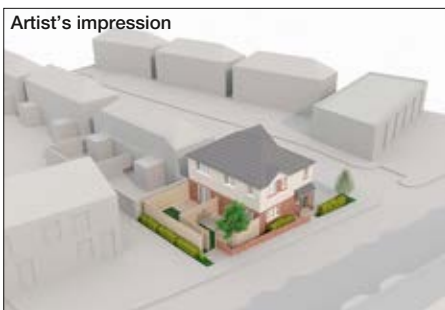
Proposed Accommodation
Architect drawings available at the Auctioneers Offices.

Note VAT is payable on the purchase price.



Not to scale. For identification purposes only

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Artist's impression