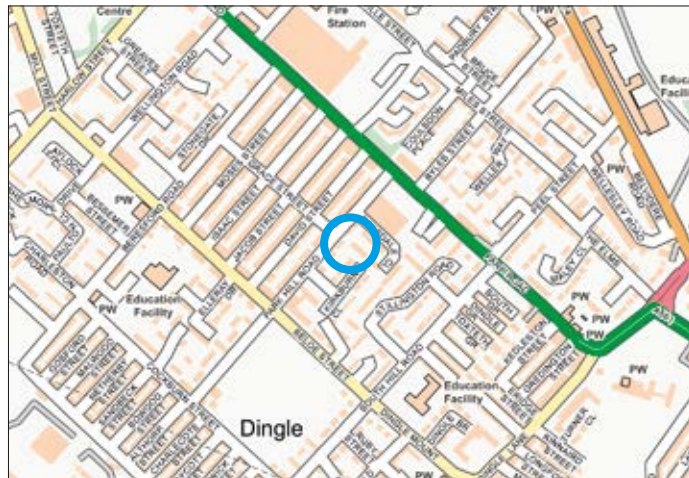


LOT
47

27/29 Park Hill Road, Liverpool L8 4TD
***GUIDE PRICE £135,000+**



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Not to scale. For identification purposes only

- **Residential investment producing £20,400.00pa.**

Description A two storey former Public House which has been converted to provide four self-contained flats (one one-bedroom and three two-bedroom) and benefits from double glazing and central heating. The property is currently fully let by way of Assured Shorthold Tenancies producing £20,400.00 per annum.

Situated Fronting Park Hill Road close to its junction with Park Road in a popular and well established residential

location within close proximity to an extensive range of shops, bars and restaurants and

approximately 2.5 miles from Liverpool city centre.

Ground Floor Main Entrance Hallway. **Flat 1** Hall, Kitchen, two bedrooms, Lounge, Bathroom/WC.

Ground Floor (Bowring Street Side Entrance) **Flat 4** Vestibule, Hall, Kitchen, Lounge, two bedrooms, Bathroom/WC.

First Floor

Flat 2 Hall, Open Plan Lounge/Kitchen, two bedrooms, Shower Room/WC.

Flat 3 Hall, Open Plan Lounge/Kitchen, 1 Bedroom, Bathroom/WC, Private roof terrace.

Outside Rear yard (accessed via Flat 1).