

LOT
45

94 King Street, Southport, Merseyside PR8 1LG

*** GUIDE PRICE £90,000+**



Not to scale. For identification purposes only

- **A semi detached property converted to provide 2 x 2 bedroomed flats. Central heating. Rear garden. Off-road parking.**

Description A mid town house property which has been converted to provide two self contained flats (1 x 1 and 1 x 2 bed). The property benefits from central heating, rear garden and off road parking for two cars. Following a scheme of refurbishment works the property would be suitable for investment purposes with a potential rental income of approximately £14,000 per annum. Alternatively the property would be suitable for conversion back to a single dwelling, subject to any consents.

Situated Fronting King Street off Eastbank Street in a popular and well established residential location within walking distance to Southport town centre amenities.

Basement Cellar Not Inspected.

Ground Floor Main Entrance Hallway.

Flat 1 Lounge, Bedroom, Kitchen, Bathroom, Separate WC.

First Floor Flat 2 Lounge, Kitchen, two Bedrooms, Bathroom/WC.

Outside Driveway, Front & Rear Gardens.