

LOT  
43

12 Primrose Court, Liverpool L36 8DH

GUIDE PRICE **£30,000+**\*

VACANT RESIDENTIAL

- A vacant three bedroomed semi-detached property
- Double glazing
- Central heating (boiler removed)
- Driveway and gardens

A vacant three bedroomed semi-detached property benefiting from double glazing, central heating (boiler removed), driveway and gardens. Following repair and modernisation the property would be suitable for occupation or investment purposes with a potential rental income of approximately £6,000.00 per annum.

**Situated** Within a Cul-De-Sac off Hillside Avenue in a popular and well established residential location within close proximity to local shopping amenities, schooling and transport links.

**Ground Floor** Hall, Lounge, Kitchen/Diner, WC.

**First Floor** Landing, three Bedrooms, Bathroom/WC, Store.

**Outside** Front Driveway, Rear Garden.

**Note** There are some broken glass panes which need replacing and some bathroom and kitchen fittings need replacing/renewing.

**Note** We have not inspected the property. All details supplied by the vendor.

