

LOT  
**81**

106 Makin Street, Liverpool L4 5QQ

GUIDE PRICE **£65,000+**\*

RESIDENTIAL INVESTMENT

### Description

An end terrace property converted to provide four letting rooms benefitting from double glazing and central heating. Two of the rooms are currently let by way of an Assured Shorthold Tenancies at a rental income of £6,840 per annum. When fully let the potential income would be approximately £12,960 per annum.

### Situated

Off County Road in a popular and well established residential location close to local amenities and schooling. Approximately 3 miles from Liverpool city centre.

### Basement

Not inspected

### Ground Floor

Hall, two Letting Rooms,  
Kitchen/Dining Room

### First Floor

Two Letting Rooms, Two Shower  
Rooms/WC

### Outside

Rear Yard

### EPC Rating

F

