

LOT  
**67**

# Flats at 300 Old Chester Road, Birkenhead, Merseyside CH42 3XD

GUIDE PRICE **£200,000+**\*

RESIDENTIAL INVESTMENT

## Description

A good sized double fronted two storey plus basement semi-detached property, converted to provide four flats (two × one bed & two × two bed) benefitting from double glazing and central heating. The whole property is fully let producing £22,440 per annum and would be suitable for investment purposes.

## Situated

Fronting Old Chester Road in a popular and well established location close to local amenities, schooling and transport links. Approximately 1.5 miles from Birkenhead Town Hall.

## Basement

Various Rooms

## Outside

Yard to the Rear

## Ground Floor

**Flat 2** Hall, Kitchen, Bathroom/WC, one Bedroom, Lounge

**Flat 4** (via Rear Entrance) Hall, Kitchen, Bathroom/WC, two Bedrooms, Lounge

## EPC Rating

**Flat 1 C. Flats 2, 3 & 4 D**

## Council Tax Band

A A

## First Floor

**Flat 1** Hall, Kitchen, Bathroom/WC, one Bedroom, Lounge

**Flat 3** (via Rear Entrance) Hall, Kitchen, Bathroom/WC, two Bedrooms, Lounge

## Note

Sutton Kersh have not inspected the property internally and interested parties are advised to rely on their own enquiries.

