

LOT  
41

67 October Drive, Liverpool L6 4ET

GUIDE PRICE **£100,000+**\*

RESIDENTIAL INVESTMENT

### Description

A three bedroomed semi-detached house benefitting from double glazing and central heating, gardens front and rear and a driveway. The property is currently let by way of an AST to a long-standing tenant producing a rental income of £6,000 per annum. We have been advised by the vendor that they are in the process of increasing the rent to £8,400 per annum.

### Situated

Off Breckside Park in a popular residential location close to local amenities, Liverpool & Everton Football Club, schooling and approximately 3 miles from Liverpool city centre.

### Ground Floor

Hall, Living Room, WC, Kitchen/  
Dining room.

### Council Tax Band

B

### First Floor

Three Bedrooms (one with  
ensuite Shower Room/ WC),  
Bathroom/ WC

### Tenure

**Leasehold** 999 Years from  
1 January 2005

**Ground Rent** TBC

### Outside

Front and Rear Gardens,  
Driveway

### Tenure

Leasehold

### EPC Rating

TBC

