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**41**

## 73 Benedict Street, Bootle, Merseyside L20 2EL

RESIDENTIAL INVESTMENT

Guide Price **£30,000–£35,000**



Not to scale. For identification purposes only

**A 2 bedroomed two storey middle terraced property benefitting from double glazing. The property is currently let by way of an Assured Shorthold Tenancy at a rental of £4,800 per annum.**

### **Situated**

Between Hawthorne Road and Miranda Road within close proximity of South Park and Bootle Strand Shopping Centre.

### **Ground Floor**

Hall, Through Living Room, Kitchen.

### **First Floor**

2 Bedrooms, Bathroom/W.C.

### **Outside**

Yard to the rear

### **Note**

We have not carried out an internal inspection nor seen sight of the tenancy agreement. All information has been supplied by the vendor.