

LOT  
**29**

# 97 Newsham Drive, Liverpool L6 7UQ

VACANT RESIDENTIAL

Guide price **£140,000+**



**A three storey semi detached property converted to provide three bedroomed flats. The property is in good order throughout and benefits from central heating, gardens and off road parking. The potential annual rental income when fully let is in excess of £15,000.**

### Situated

Overlooking Newsham Park within easy access to Tuebrook amenities and approximately 2.5 miles from Liverpool city centre.

### Cellar

Not inspected.

### Ground Floor

Main Entrance Hallway



Not to scale. For identification purposes only

**Flat 1** – Hall, Living Room, Bathroom/WC, Open Plan Living Room/Kitchen, two Bedrooms.

### First Floor

**Flat 2** – Hall, Living Room, Kitchen, two Bedrooms, Bathroom/WC.

### Second Floor

**Flat 3** – Hall, Lounge, Bathroom/WC, Kitchen, Bedroom.

### Outside

Front & Rear Gardens and Parking.