

LOT
81

151 Smithdown Road, Liverpool L7 4JF

MIXED USE

Guide price **£50,000+**



Not to scale. For identification purposes only

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A ground floor shop with first and second floor living accommodation. The property is currently let by way of a Full Repairing and Insuring Lease for a term of 15 years commencing October 2009 with a rent review every 3 years and currently producing £7,800 p/a.

Situated

The property is situated fronting Smithdown Road on a busy main road position approximately 1.5 miles from Liverpool city centre.

Ground Floor

Sales Area	29.76m ²
Rear Store	8.86m ²

First Floor

Living room, Bedroom, Kitchen, Bathroom

Second Floor

Two Bedrooms

Outside

Rear Yard