

LOT  
**103**

**113 Ullet Road, Liverpool L17 2AB**  
RESIDENTIAL INVESTMENT

GUIDE PRICE **£185,000**



**SOLD PRIOR**

A residential investment producing £24,396 per annum. The premises comprises a three storey semi-detached property converted to provide 5 self-contained two bedroom flats benefiting from central heating and double glazing. All flats are currently let on Assured Shorthold Tenancies!

Not to scale. For identification purposes only

**Situated** The premises front Ullet Road close to its junction with Smithdown Road in a popular residential area. Local amenities are provided along Smithdown Road.

**Outside**  
Front Car Parking for 3 Cars (approx) and Rear Yard.

FLAT	ACCOMMODATION	TENANCY	RENT PCM
1 - Ground Floor	2 Bedrooms, Kitchen, Living Room, Bathroom – 37.66m <sup>2</sup> (402sq ft)	Assured Shorthold Tenancy	£400.00
2 - Ground Floor	2 Bedrooms, Kitchen, Living Room, Bathroom – 37.66m <sup>2</sup> (402sq ft)	Assured Tenancy	£400.00
3 - First Floor	2 Bedrooms, Kitchen, Living Room, Bathroom – 35.78m <sup>2</sup> (384sq ft)	Assured Tenancy	£400.00
4 - First Floor	2 Bedrooms, Kitchen, Living Room, Bathroom – 37.66m <sup>2</sup> (402sq ft)	Assured Tenancy	£400.00
5 - Second Floor	2 Bedrooms, Kitchen, Living Room, Bathroom – 48.5m <sup>2</sup> (522sq ft)	Assured Tenancy	£433.00