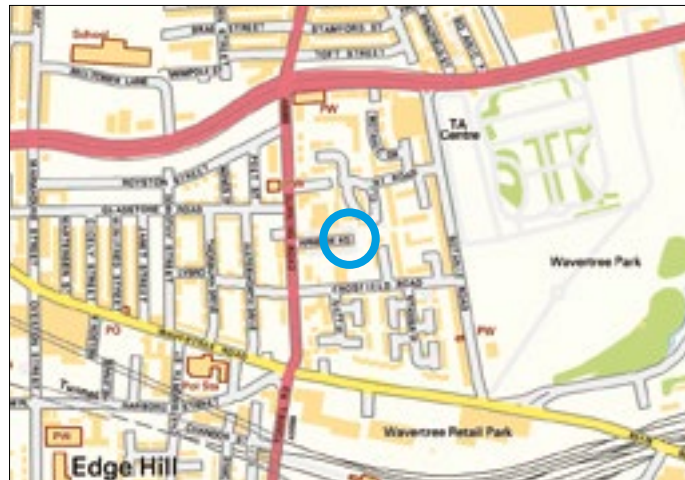


LOT  
61

## 35 Arnside Road, Edge Hill, Liverpool L7 5QB RESIDENTIAL INVESTMENT

GUIDE PRICE £40,000 +



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Not to scale. For identification purposes only

A 2 bedroomed end of terrace property which is currently let by way of an Assured Shorthold Tenancy producing £5,720.00 per annum. The property benefits from double glazing and central heating.

**Situated** Off Durning Road (A5089) close to its junction with Edge Lane in a popular and well established residential location within close proximity to local amenities.

**First Floor** 2 Bedrooms, Bathroom/WC.

**Outside** Rear Yard.

**EPC Rating** C

**Ground Floor** Lounge/Diner, Kitchen.