

LOT

32

84 Wendell Street, Liverpool L8 0RQ

\*GUIDE PRICE £35,000 - £40,000



Ordnance Survey © Crown Copyright 2011. All rights reserved. Licence number 100020449

Not to scale. For identification purposes only

### VACANT 2 BED TERRACED WITH CENTRAL HEATING SUITABLE FOR INVESTMENT OPPORTUNITY.

**Description** A vacant 2 bedroomed middle terrace property benefiting from central heating. Following refurbishment the property would be suitable for occupation, resale or investment purposes. The potential annual rental income being in excess of £5400.00.

**Situated** Off Smithdown Road (A562) in a popular and well established location within close proximity to local amenities, the newly built Archbishop Blanch School and approximately 2 miles from Liverpool City Centre.

**First Floor**  
2 Bedrooms.

**Outside**  
Rear Yard.

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