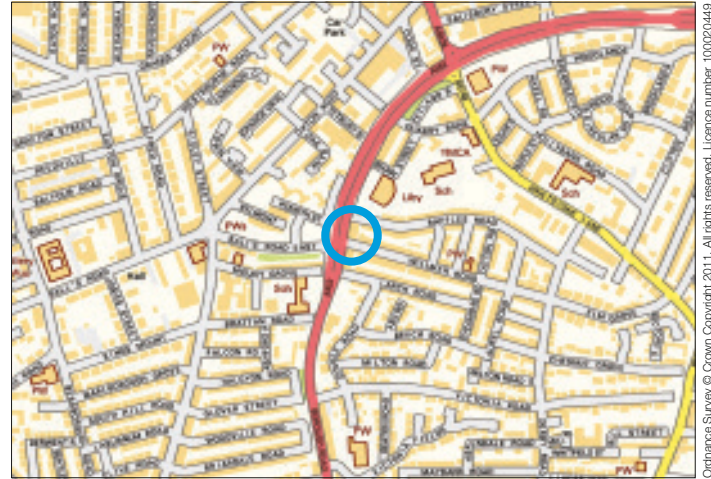


LOT

36

369 Borough Road, Birkenhead, Merseyside CH42 0HA

*GUIDE PRICE £35,000 +



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

Not to scale. For identification purposes only

RETAIL UNIT WITH FLAT ABOVE PRODUCING £5800 BENEFITTING FROM DOUBLE GLAZING AND CENTRAL HEATING.

Description A two storey middle terrace property consisting of a retail unit currently trading as a shoe repair shop at a nominal rental of £1040.00 per annum. To the upper floor there is a 2 bedroomed flat accessed via a separate rear entrance which is currently let by way of an Assured Shorthold Tenancy producing £4740 per annum. The property has recently been refurbished and benefits from double glazing and central heating.

Situated The property is situated on Borough Road at its junction with Willmer Road within close proximity to The Pyramid Shopping Centre.

2 Bedrooms, Bathroom/WC. Utility Room.

Outside
Rear Yard, WC.

Ground Floor

Shop - Main Sales Area, Kitchen.

First Floor

Flat - Hall, Living Room, Kitchen,