## 215 Dragon Lane, Whiston, Prescot, Merseyside L35 3QX \*GUIDE PRICE £50,000-£60,000



 A two/three bed semi-detached property. Double glazing. Central heating. Good condition.

Description A two/three bedroomed semi-detached property which has recently been refurbished and benefits from double glazing, central heating, a new kitchen, carpeting and an ensuite WC in the rear bedroom. The property would be suitable for immediate occupation or investment purposes to three doctors/nurses with a potential rental income of £11,700 per annum.



Not to scale. For identification purposes only

Situated Fronting Dragon Lane at its junction with Windy Arbor Road in a popular location within close proximity to Whiston Hospital, local amenities including Tesco Metro, schooling, and approximately 2 miles from Prescot town centre.

**Ground Floor** Lounge/Diner, Kitchen, Bathroom/WC, Bedroom. First Floor Two Bedrooms.

Outside Garden to the rear.

**EPC** Rating D