

LOT

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58 Connaught Road, Kensington, Liverpool L7 8RP

*GUIDE PRICE £75,000+



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Not to scale. For identification purposes only

- **Three bed mid terrace. Majority double glazing. Central heating.**

Description A three bedroomed middle terraced property benefitting from majority double glazing and central heating. Following refurbishment and modernisation the property would be suitable for occupation, resale or student investment purposes. If let to four students at £85ppw the potential rental income is in excess of £17,680 per annum.

Situated Between Kensington High Street and Edge Lane in a very popular and well established residential location walking distance to Liverpool University, Liverpool Royal Hospital and Liverpool city centre.

Ground Floor Hall, Lounge, Dining Room, kitchen, Bathroom/WC

First Floor Three Bedrooms

Second Floor stairs to Attic Room

Outside Yard to the rear