

LOT

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41 Elgar Road, Liverpool L14 4BE

*GUIDE PRICE £40,000+



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Not to scale. For identification purposes only

- **Residential investment producing a rental income of £5,200 per annum. Double glazing. Central heating. Gardens to the front and rear.**

Description A two bedroomed mid-town house property let by way of a Regulated Tenancy producing a rental income of £5,200 per annum. The property benefits from double glazing, central heating, gardens to the front and rear. Please note as this property is tenanted there will be strictly no internal viewings and the vendor has requested that the tenants are not disturbed in any way.

Situated Off Kingsheath Avenue which is in turn off Finch Lane in a popular and well established residential location within close proximity to local amenities, schooling and approximately 5 miles from Liverpool city centre.

Ground Floor Living Room, Kitchen

First Floor Two Bedrooms, Bathroom/WC

Outside Gardens to the front and rear.