

LOT  
**104**

903 The Studios, 25 Plaza Boulevard, Liverpool L8 5ST

GUIDE PRICE **£40,000+**\*

RESIDENTIAL INVESTMENT

### Description

A ninth floor modern city centre studio apartment benefitting from double glazing, electric heating, secure access, onsite gym and cinema room. The property is currently let by way of an Assured Shorthold Tenancy Agreement producing £6,911.63 per annum (inc bills). Please note this is a cash buy only.

### Situated

Off Stanhope Street which in turn is off Sefton Street in a popular and well established residential location, close to local amenities, transport links and is approximately a 7 minute walk to Liverpool city centre.

### Ground Floor

Entrance Hall, Onsite Gym,  
Cinema Room

### Tenure

Leasehold for a term of 999 years  
from 1st January 2015

### Ninth Floor

**Studio** Open Plan Living Room/  
Bedroom/Kitchen, Shower  
Room/WC

### EPC Rating

C

### Council Tax Band

A

