

LOT
24

159 Rice Lane, Liverpool L9 1AF

GUIDE PRICE **£75,000+***

MIXED USE

Description

A mixed use investment opportunity currently fully let producing £8,160 per annum. The property comprises a two storey terraced property providing a ground floor retail unit together with a two bed flat above, accessed via a separate front entrance. The property benefits from electric roller shutters, double glazing and central heating. The ground floor is let by way of a rolling contract producing £3,000 per annum. The flat is let by way of an Assured Shorthold Tenancy producing £5,400 per annum.

Situated

Fronting Rice Lane (A59) in a popular and well established location, close to local amenities, schooling and transport links. Approximately 4 miles from Liverpool city centre.

Basement

Not internally inspected by
Sutton Kersh

EPC Rating

Flat E Shop C

Ground Floor

Shop Main Sales Area, two Rear Rooms, Storeroom, WC, Access to the basement

Council Tax Band

A

First Floor

Flat Hall, Lounge, Kitchen, two Bedrooms, Bathroom/WC

Note

Sutton Kersh have not internally inspected the flat and all details have been provided by the vendor.



Joint Agent

Sid Vance

