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26 Emery Street, Liverpool L4 5UZ

GUIDE PRICE **£48,000+**\*

VACANT RESIDENTIAL

### Description

A two bedroomed middle terraced house benefiting from double glazing and central heating. Following a scheme of refurbishment and modernisation the property would be suitable for investment purposes with the potential rental income being approximately £5,700 per annum.

### Situated

Off Goodison Road in a popular and well-established residential location close to Everton Football Club, County Road amenities, shopping, schooling, transport links and approximately 2 miles from Liverpool city centre.

### Ground Floor

Vestibule, Living Room, Kitchen/  
Diner

### First Floor

Two Bedrooms, Bathroom/WC

### Outside

Yard to rear

### EPC Rating

E

### Council Tax Band

A

