

LOT  
**85**

51 Scott Street, Bootle, Merseyside L20 4PE

GUIDE PRICE **£45,000+**\*

VACANT RESIDENTIAL

### Description

A two bedroomed middle terraced house benefitting from double glazing and central heating. The property is in need of refurbishment and modernisation and once upgraded would be suitable for investment purposes with a potential rental income of approximately £6,000 per annum.

### Situated

Off Knowsley Road in a popular and well established residential location within close proximity to local amenities and schooling. Approximately 5 miles from Liverpool city centre.

### Ground Floor

Vestibule, Hall, Lounge, Dining Room, Kitchen.

### First Floor

Two Bedrooms, Bathroom/WC

### Outside

Yard to Rear.

### EPC Rating

TBC

### Council Tax Band

A

