

LOT  
**39**

34 Adelaide Road, Kensington, Liverpool L7 8SG

GUIDE PRICE **£85,000+**\*

VACANT RESIDENTIAL

### Description

A two bedroom mid terraced house benefitting from double glazing and central heating. Following some refurbishment works the property would be suitable for resale, occupation or investment purposes. The potential rental income being in excess of £8,400 per annum.

### Situated

Off Kensington (A57) in a popular and well established residential location close to local amenities, Jubilee Sports Bank, and transport links. Approximately 2.5 miles from Liverpool city centre.

### Cellar

Not internally inspected by  
Sutton Kersh

### Council Tax Band

A

### Joint Agent

Core Property Management



### Ground Floor

Vestibule, Hall, Lounge, Dining  
Room, Kitchen

### First Floor

Two Bedrooms, Bathroom/WC

### Outside

Yard to the Rear

### EPC Rating

C

