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8 Lowwood Road, Birkenhead, Merseyside CH41 2SR

GUIDE PRICE **£200,000+**\*

RESIDENTIAL INVESTMENT

### Description

A freehold substantial three bedroomed Grade II listed detached house together with a self contained one/two bedroomed basement flat together with driveway and gardens. The property is in need of refurbishment and modernisation and has development potential, subject to gaining the necessary consents. It is currently let by way of an Assured Shorthold Tenancy producing a rental income of £5,723.04 per annum however the tenant has been served with a Section 21 which we are advised has now expired. Cash buyers only.

### Situated

Off The Woodlands in a popular and well established residential location close to local amenities and transport links. Liverpool city centre is approximately 4.5 miles away.

### Lower Ground Floor

Flat Living Room/Kitchen, Two Bedrooms, Bathroom/WC

### Ground Floor

Two Reception Rooms, Kitchen/Diner, Shower Room/WC

### First Floor

Three Bedrooms, Bathroom/WC, Separate WC

### Outside

Gardens, Driveway

### EPC Rating

E

### Council Tax Band

D



### Note

Sutton Kersh have not inspected the property internally and all details have been provided by the vendor. Interested parties are advised to rely on their own enquiries.

