

LOT
10

105/105a Colebrooke Road, Aigburth, Liverpool L17 7BZ

GUIDE PRICE **£135,000+***

RESIDENTIAL INVESTMENT

Description

A three-storey dormer style end of terrace property converted to provide two self-contained flats (one × one bed and one × two bed) benefiting from double glazing, central heating and each with their own separate entrance. The property is fully let to long standing tenants by way of Assured Shorthold Tenancies producing a total income of £10,260 per annum. There is potential to increase the rental income to market value once the flats have been modernised.

Situated

Fronting Colebrooke Road and on the corner of Errol Street which in turn is off Aigburth Road in a sought after residential location within close proximity to local amenities, Lark Lane restaurants and bars, schooling, Sefton park and local transport links. Approximately 3 miles from Liverpool city centre.

Flat 105 (front entrance)

Ground Floor

Vestibule, Entrance Hallway,
Lounge, Kitchen, Bedroom,
Shower room/WC

Flat 105a (side entrance)

Ground Floor

Porch, Hall

First Floor

Lounge, Kitchen, Bedroom, WC

Second Floor

Bedroom, Bathroom/WC

Outside

Yard to the rear

EPC Rating

105 E. 105A E

Council Tax Band

A

