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**56**

65 Pirrie Road, Liverpool L9 6AA

GUIDE PRICE **£65,000+**\*

VACANT RESIDENTIAL

### Description

A two bedroom middle terraced property benefiting from double glazing and central heating, front garden and large rear garden. Following a scheme of refurbishment works, the property would be suitable for occupation, resale or investment purposes. The potential rental income is approximately £9,600 per annum .

### Situated

Off Stopgate Lane which in turn is off Walton Hall Avenue in a popular residential area close to local amenities, schooling and transport links. The property is approximately 6 miles from Liverpool city centre.

### Ground Floor

Lounge, Dining Room, Kitchen, Bathroom/WC.

### First Floor

Two Bedrooms.

### Outside

Garden to rear

### EPC Rating

D

### Council Tax Band

A

