

LOT  
**69**

## Apt 6 Park Lane Plaza, 2 Jamaica Street, Liverpool L1 0AF

GUIDE PRICE **£80,000+\***

RESIDENTIAL INVESTMENT

### Description

A two bedroomed flat in a purpose built block benefiting from double glazing and central heating. The property is currently let by way of an Assured Shorthold Tenancy agreement producing a rental income of £11,400 per annum (£950pcm from April 2024 for 12 months). We have been advised by the vendor that the apartment was refurbished including full repaint and furniture pack in March 2024. There is also on site gated communal parking. Cladding remediation works are currently being undertaken fully funded by DSR, with contractors on site and due to complete and sign off the FWS1 in Q1 2025.

### Situated

Fronting Park Lane which in turn is off Paradise Street in the city centre close all city centre amenities and transport links. The property is approximately a 10 minute walk to The Albert Dock.

### Ground Floor

Main Entrance Hallway  
**Flat** Hall, Open Plan Living Room/Dining Room/Kitchen, two Bedrooms, Bathroom/WC

### Outside

Gated Communal Car Park

### EPC Rating

D

### Council Tax Band

B

**SOLD PRIOR**

