

LOT  
**29**

**31 Elderdale Road, Liverpool L4 2ST**

GUIDE PRICE **£75,000+\***

RESIDENTIAL INVESTMENT

### Description

A three bedroomed middle terraced house benefitting from double glazing and central heating. The property is currently let by way of an Assured Shorthold Tenancy agreement producing a rental income of approximately £8,100 per annum.

### Situated

Between Priory Road and Lynholme Road in a popular and well-established location within close proximity to Liverpool Football Club, local amenities, schooling and transport links. The property is approximately 3 miles from Liverpool city centre.

### Ground Floor

Vestibule, Hall, Living Room,  
Dining Room, Kitchen

### First Floor

Three Bedrooms, Bathroom/WC

### Outside

Yard to the Rear

### EPC Rating

D

### Council Tax Band

A

