

- INVESTMENT OPPORTUNITY
- 5 x 1 bedroom flats available
 - Overall good condition
- If fully let, potential rent £1710pcm
 - Potential yield 12%
- 0.4 miles from nearest train station







97 | SOUTH ROAD | WATERLOO | L22 OLR Tel: 0151 920 2404

E-mail: info@logicestates.co.uk





Selling the FACTS not the FLOWER!

Type of Home 5 x Converted Flats 4 x 1 bedroom apartments 1 x studio apartment

Tenure Leasehold

Title Number MS33236 - (147 Sq.M.) - Leasehold - Privately owned

Listed Building No

Number of Bedrooms (estimate) 5 x 1 bedroom flats

Broadband connectivity Ultrafast broadband

Mobile coverage Excellent

Conservation Area N/A

Flood Risk None

Council Tax Band A (£1,304 p/yr)

Borough Sefton

Planning Permission Applications

Planning Potential (Based on properties with planning on street) Low

Estimated Stamp Duty £0 (Standard Rate) £0 (First Time Buyer) £3,180 (Additional Property)

Apt 1 - 1 bed - £300pcm - Let Apt 2 - 1 bed - £350pcm - Vacant Apt 3 - studio - £350pcm - Let

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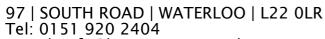
Apt 4 - 1 bed - £375pcm - Vacant Apt 5 - 1 bed - £335pcm - Let

If fully let, potential rent - £1710pcm Potential yield 12%

Unusually good at what we do...

(Property information above sourced from HomeSearch)

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



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