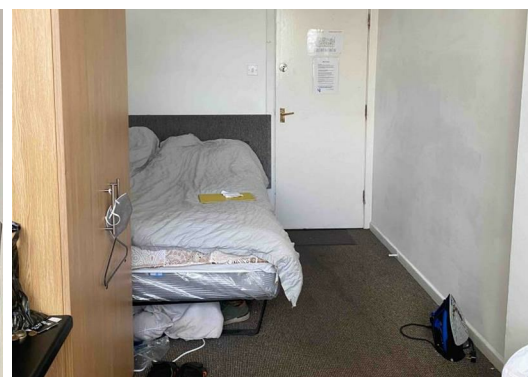
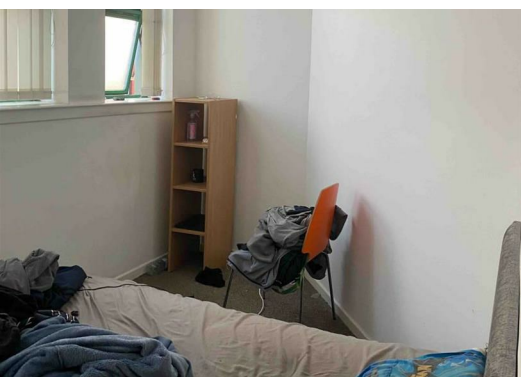




## Borden Court London Road, Liverpool, L3 8JA Offers in excess of £30,000

Goodmove present two, one bed STUDENT ROOMS for QUICK SALE on London Road, Liverpool, L3. Being sold with tenants in situ paying £110 per week these apartments are an amazing INVESTMENT OPPORTUNITY. Located in Liverpool city centre close to all major attractions including; Liverpool ONE, Liverpool Lime Street and the fast-regenerating waterfront. Within easy walking distance are shops, theatres, musical venues and countless eateries, as well as excellent public transport facilities. Residents will therefore be able to enjoy all the facilities one would expect of one of Britain's largest and most vibrant city centres.



**Lease Details - Same for both**

260 Years remaining on the lease

Ground rent £250per annum

Service charge £500 every quarter\*

\*Details provided by the vendor

**Disclaimer**

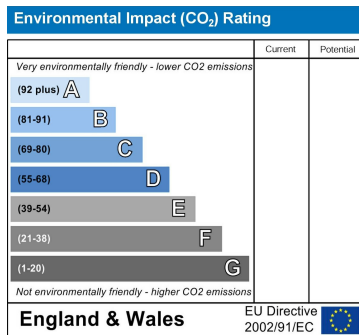
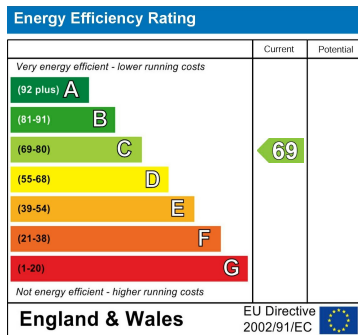
1. MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.

5. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER GOODMOVE NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.



Ground Floor 4320 Park Approach, Thorpe Park, Leeds, LS15 8GB

Tel: 0113 892 1166

sales@goodmove.co.uk

www.goodmove.co.uk