



# Ian Anthony

The Estate Agents



Burscough Street, Ormskirk, Lancashire, L39 2EX

Guide Price £185,000

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- \*\*\*\*\*STUDENT LANDLORDS INVESTMENT\*\*\*\*\*
- FULLY TENANTED WITH CONTRACTS IN PLACE 2024/2025
- FOUR BEDROOMS
- LOUNGE
- KITCHEN & CLOAKROOM
- BATHROOM
- OUTSIDE STORE AND PARKING TO THE REAR
- CLOSE TO TOWN CENTRE LOCATION
- GROSS RENTAL INCOME £26,592 PA



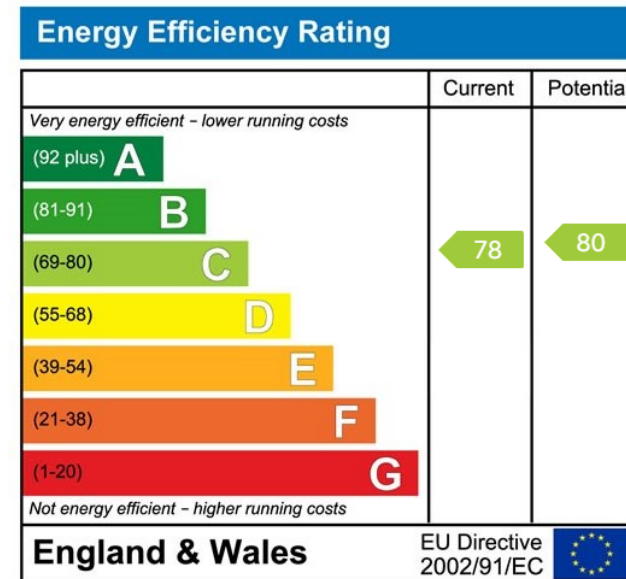
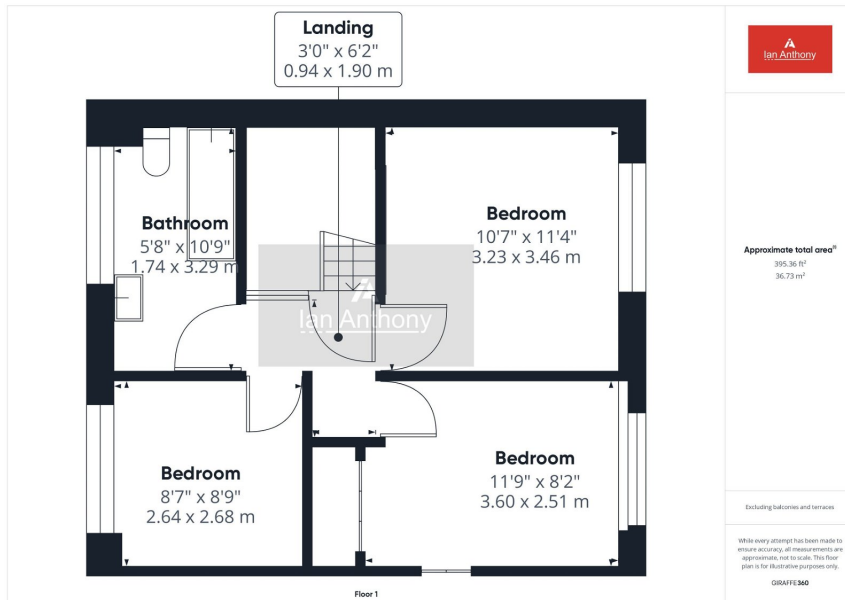




**\*\*\*\*\*STUDENT LANDLORDS INVESTMENT\*\*\*\*\***

**FULLY TENANTED WITH CONTRACTS IN PLACE 2024/2025**

First Floor Maisonette Close to Ormskirk Town Centre and its many amenities and just a short walk to Edge Hill University , first floor accommodation briefly comprises lounge, kitchen bedroom 1 and cloakroom whilst to the second floor there are three further bedrooms and bathroom. Outside there is a rear carpark and external store.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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