

HUNTERS[®]

HERE TO GET *you* THERE



Prince Edwin Street

Liverpool, L5 3AA

Auction Guide £15,000

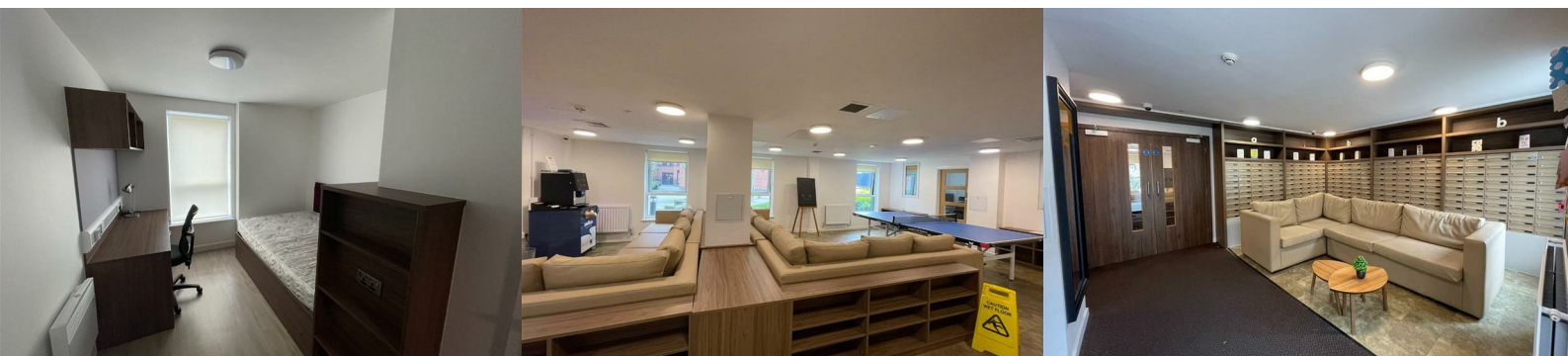


Hunters are please to auction in partnership with IAMSOLD property auctions, this student investment within the attractive Phoenix Place.

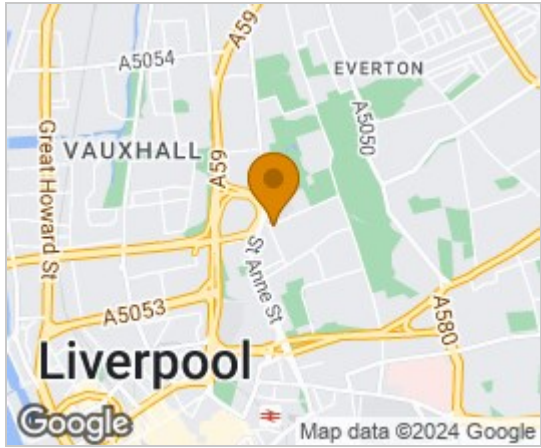
This property is for sale by Modern Method of Auction powered by iamsold LTD - Starting Bid £15,000 + Reservation Fee

Attractive rental property to add to your portfolio sold with a tenant in situ. Ideal for the student rental market with John Moores University just a short walk away and the University of Liverpool a 20 minutes' walk. Situated close to the Liverpool train stations., shopping and nightlife. The property is in good conditional, fully furnished with bed, wardrobe, desk and TV and the added benefit of an en-suite shower room. Parking is available onsite. The property is leasehold with 243 years remaining. Ground rent and service charge to be confirmed with the management pack available within the auction pack. Council Tax Band A

Rental income is from the block management who pay on average £1045 to £1240 per quarter.



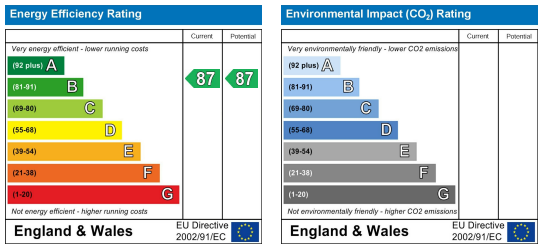
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.