



## 49 Sheil Road, Liverpool, L6 3AB

Offers invited £395,000

Welcome to this stunning 6-bedroom, 2-bathroom mid-terrace house located on Sheil Road, Liverpool. This property boasts a generous 1,550 sq ft of living space, perfect for a growing family or as an investment opportunity.

Situated close to Liverpool city centre, this house offers both convenience and a vibrant city lifestyle. The fact that the furniture is included makes it even more appealing, allowing you to move in hassle-free and start enjoying your new home right away.

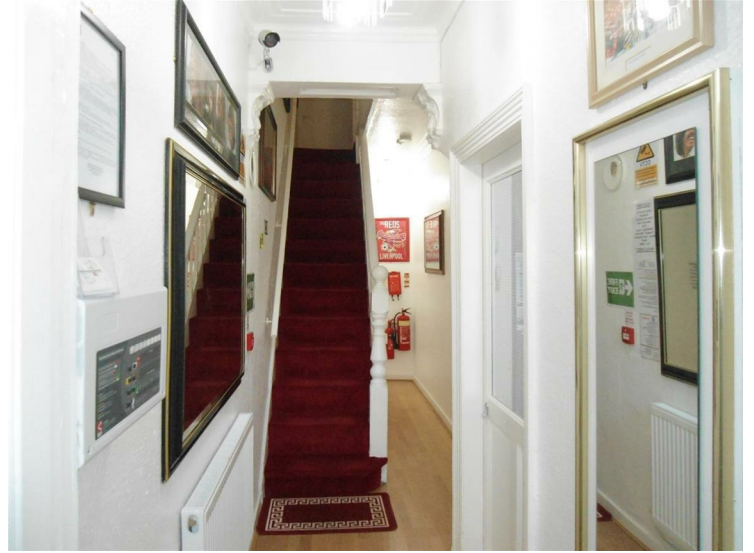
What sets this property apart is its incredible potential as a business opportunity. With the potential to operate as a guest house, you could earn an impressive £163,800 per year, making it a lucrative investment for the savvy entrepreneur.

Furthermore, being offered as freehold with no chain, this property provides a straightforward and hassle-free buying process. Don't miss out on this fantastic chance to own a spacious property in a prime location with endless possibilities.

External

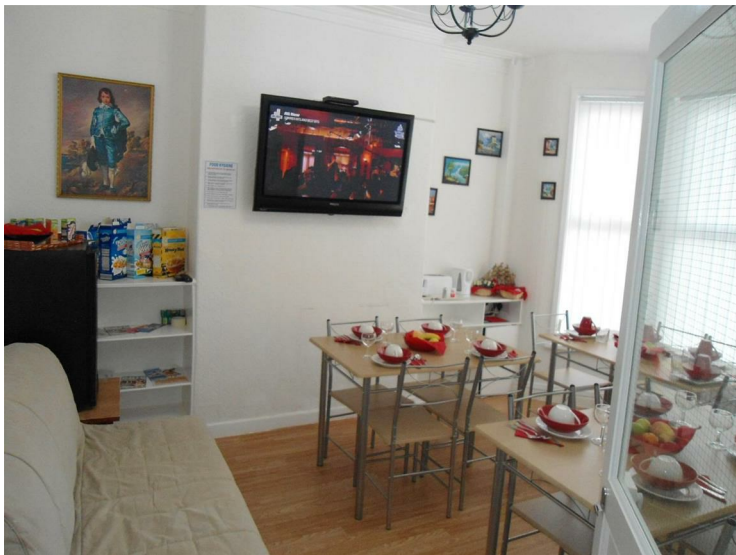


Hallway



Bathroom

Dining room



Bedroom 1



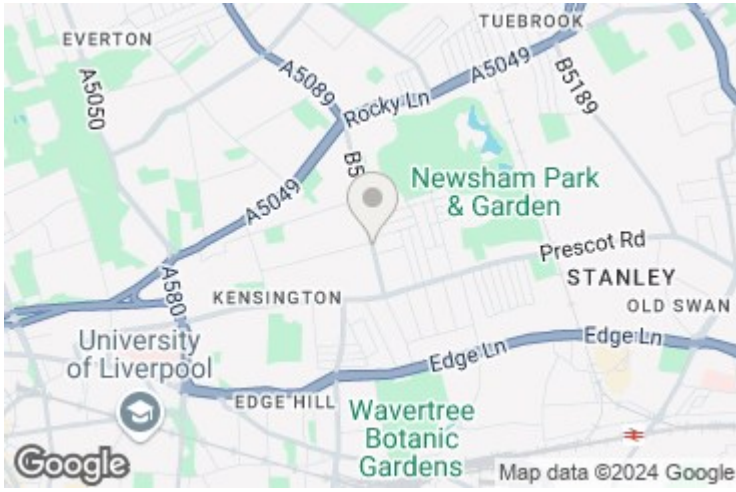
Kitchen

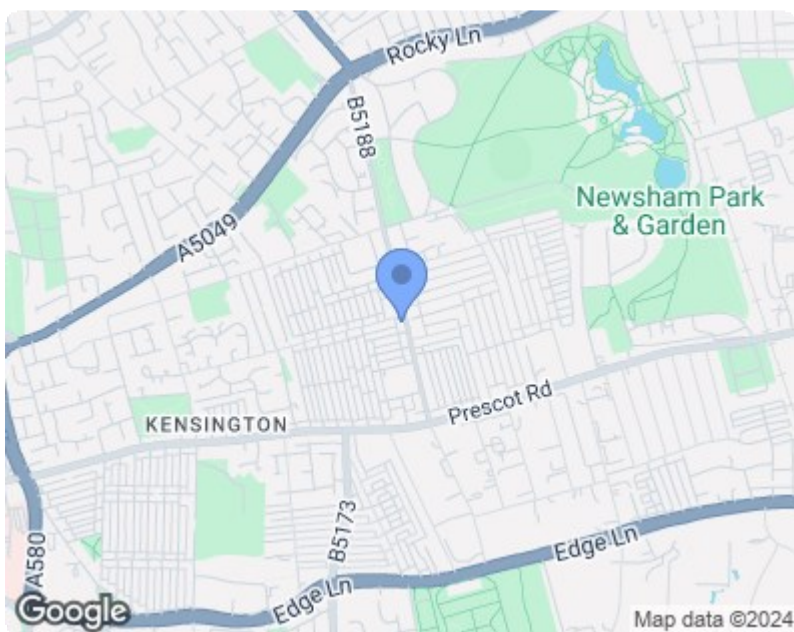


Bedroom 2



Bedroom 3





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(92 plus) <b>A</b>		
	(81-91) <b>B</b>		
	(69-80) <b>C</b>		
	(55-68) <b>D</b>		
	(39-54) <b>E</b>		
	(21-38) <b>F</b>		
	(1-20) <b>G</b>		
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	(92 plus) <b>A</b>		
	(81-91) <b>B</b>		
	(69-80) <b>C</b>		
	(55-68) <b>D</b>		
	(39-54) <b>E</b>		
	(21-38) <b>F</b>		
	(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	