



Liverpool Road, Eccles

Manchester

HILLS

Offers Over £190,000

Liverpool Road

Eccles, Manchester

Council Tax band: A

Tenure: Leasehold

- Fantastic Investment Opportunity
- Potential For Up To 10% Yield
- Two Self Contained Apartments Both With Private Access
- Previously Achieving A Rental Income Of £850pcm on Each Flat
- One Bedroom, One Bathroom and Large Kitchen/Living/Diner In Each Flat
- Courtyard To The Rear
- Fully Electric & Double Glazed Throughout



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Flat 1 (Downstairs)

0' 0" x 0' 0" (0.01m x 0.01m)

Living/Kitchen/Diner

18' 9" x 13' 7" (5.72m x 4.13m)

Bedroom

14' 2" x 9' 5" (4.33m x 2.88m)

Bathroom

9' 9" x 4' 10" (2.96m x 1.47m)

Flat 2 (Upstairs)

0' 0" x 0' 0" (0.01m x 0.01m)

Living/Kitchen/Diner

10' 5" x 24' 3" (3.17m x 7.39m)

Bedroom

10' 0" x 10' 10" (3.04m x 3.31m)

Bathroom

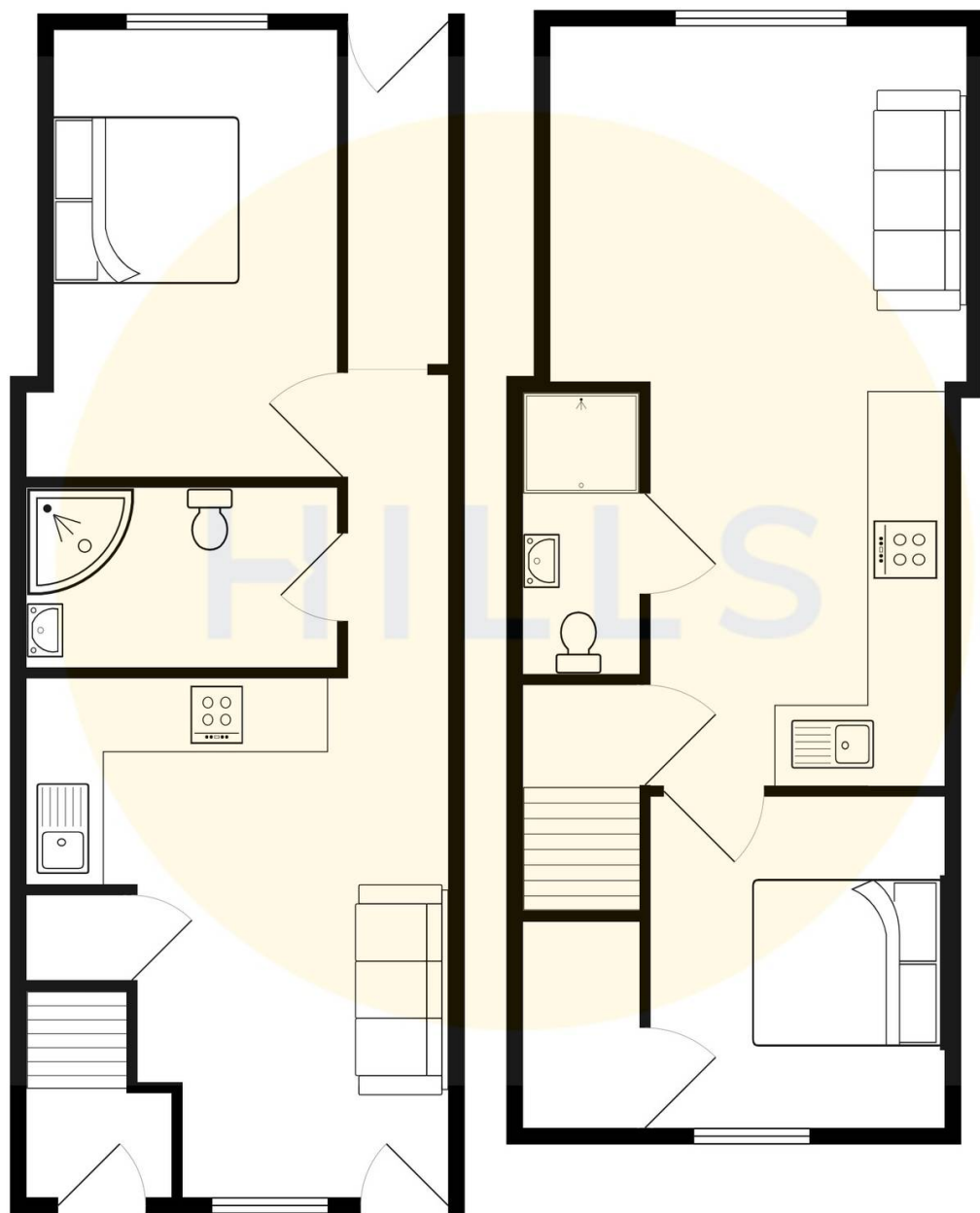
6' 11" x 2' 8" (2.11m x 0.81m)





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By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. A non-refundable fee of £45 + VAT per person will apply, and Coadjute will handle the payment. Once an offer is accepted, Coadjute will send a secure link for you to complete the biometric checks. These checks must be completed before we can send the memorandum of sale to all parties. PLEASE NOTE: The Agent has not tested any equipment, fixtures, fittings or services so cannot verify that they are in working order or fit for the purpose. References to the properties tenure are based on information supplied by the seller. You are advised to check the availability of this property before travelling any distance to view. Every effort has been made to ensure these particulars are correct and not misleading but their accuracy is not guaranteed nor do they form part of any contract.