BerkeleyShaw
REAL ESTATE

The Ternary, Old Haymarket, Liverpool, L1 6ER
www.berkeleyshaw.com

9 Cobb Avenue, Liverpool, L21 8JA

Asking Price £85,000

FREEHOLDNO CHAIN**

This 2 DOUBLE BEDROOM mid-terrace property represents an EXCELLENT OPPORTUNITY for INVESTORS or FIRST TIME BUYERS and offers great POTENTIAL to ADD VALUE. Requiring SOME UPDATING, the home is ideal for those looking to FLIP A PROPERTY or IMPROVE OVER TIME.

The ground floor features a through LOUNGE and separate DINING ROOM, providing a versatile living and entertaining space, with a KITCHEN LOCATED TO THE REAR of the property.

To the first floor are 2 DOUBLE BEDROOMS, offering well-proportioned accommodation. The property also benefits from a WORCESTER COMBI BOILER.

Externally, there is a walled REAR YARD AREA, offering a low-maintenance outdoor space.

Further benefits include NO ONWARD CHAIN and FREEHOLD TENURE, making this a straightforward and attractive purchase.

An ideal project property with STRONG POTENTIAL in a POPULAR RESIDENTIAL LOCATION.

Hall

Lounge

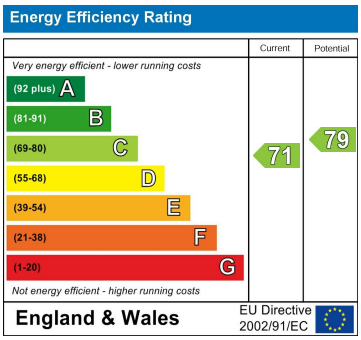
Dining Room

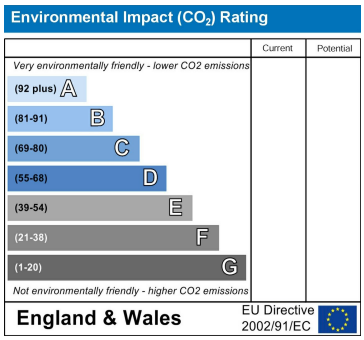
Kitchen

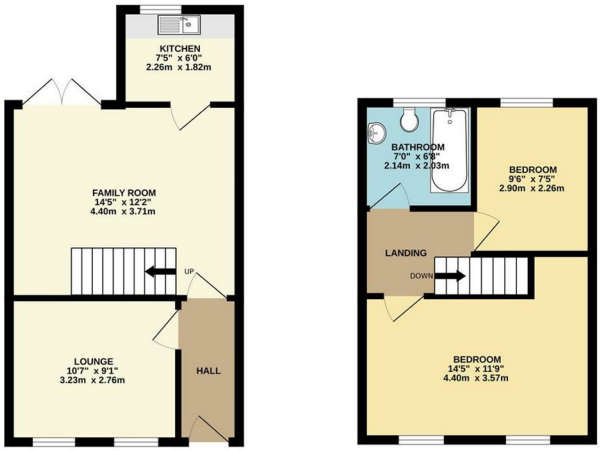
Bathroom

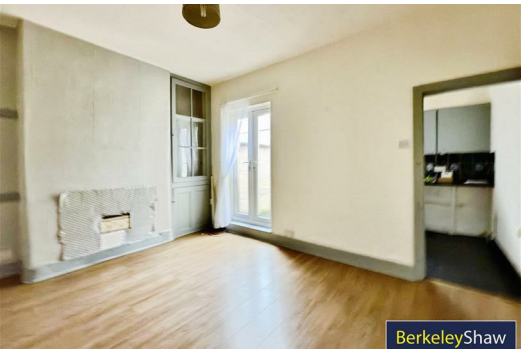
Bedroom 1

Bedroom 2







TOTAL FLOOR AREA : 657 sq.ft. (61.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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