



### 3 bed terraced house to buy in L4

Ince Avenue, Anfield, Liverpool,  
Merseyside, L4 7UY

**£110,000** Starting Bid

🏠 x3 🚿 x1 🚻 x2

Tenure

**Freehold**

On Street parking

### Property features

- ✓ Being Sold via Secure Sale Online Bidding. Terms & Conditions apply.
- ✓ Three Bedrooms
- ✓ Terrace Property
- ✓ Tenanted Investment
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

## Description

We welcome to auction this 3 bedroom terrace property, to be sold with tenant in situ.

On street parking.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £110,000

Property Type: Terraced House

Parking: On Street

Construction materials: Brick and block

Coalfield or mining area: No

Listed property: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

**Downstairs Hallway – 3'1 x 13'2**

---

**Dining Room – 12'3 x 10'7**

---

**Living Room – 10'6 x 13'7**

---

**Kitchen – 11'3 x 9'6**

---

**Upstairs Hallway – 4'7 x 16'9**

---

**Bathroom – 4'1 x 6'4**

---

**Back Bedroom – 9'5 x 6'8**


---

**Middle Bedroom – 12'1 x 8'8**

---

**Master Bedroom – 14'2 x 3'4**



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		83
(69-80) <b>C</b>		
(55-68) <b>D</b>	61	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 

Ince Avenue, Anfield, Liverpool, Merseyside, L4 7UY

Contact your local branch today for more information on this property:

**HEAD OFFICE 1 PAVILION SQUARE, WESTHOUGHTON, BOLTON, LANCASHIRE, BL5 3AJ,**  
<https://www.simply-residential.co.uk/>

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.

