



**Hawthorne Road
Bootle
L20 2DG**

Offers in Excess of £95,000

bettermove

Hawthorne Road

A fantastic INVESTMENT opportunity in Bootle, available CHAIN FREE for immediate possession. Call for details!

Bettermove are proud to present this vacant rental unit and one bedroom flat, in Bootle available with no forward chain.

The property benefits from double glazing, gas central heating throughout and has on street parking available. The council tax band is A.

The interior of this well presented property comprises a spacious commercial unit and bathroom on the ground floor. The first floor consists of recently renovated one bedroom flat.

Located in the popular town of Bootle, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from A5058, A59, A565, Kirkdale, Bank Hall and Bootle Oriol Road rail stations, connecting the property with Liverpool Moorfield and Lime Street stations.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.





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