



8A Avenues Court, Princes Avenue, Hull, HU5 3DJ

Asking Price £265,000



INVESTMENT PROPERTY FOR SALE

Welcome to Avenues Court, located on the charming Princes Avenue in Hull. This impressive block of flats offers a unique opportunity for both investors and families seeking a spacious living environment. The property spans an impressive 1,001 square feet and was built in 1974, showcasing a blend of classic design and modern convenience.

The ground floor features a well-appointed one-bedroom furnished flat, perfect for individuals or couples looking for a comfortable and stylish living space. The first floor boasts a generous three-bedroom furnished duplex, ideal for families or those who desire extra room for guests or a home office. Each flat is designed to maximise space and light, creating a welcoming atmosphere throughout.

A key highlight of this property is the private off-street parking, providing convenience and peace of mind for residents. The two reception rooms offer versatile spaces that can be tailored to your needs, whether for entertaining guests or enjoying quiet evenings at home.

Ground floor 1-bedroom flat is currently rented at £650pcm and the 3-bedroom flat is rented for £900pcm, offering a total gross income of £18,600 per annum.

In summary, Avenues Court is a remarkable property that combines spacious living with a desirable location. Whether you are looking to invest or find your next home, this block of flats is certainly worth considering.

VIEWING

To arrange a viewing on this property or require further information please contact one of our team on 01482 342445



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		65	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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