







- Freehold
- Two Bedrooms
- Investors Only
- Council Tax Band \*A\*
- Tenant in Situ
- Private Rear Yard
- Spacious
- Call For More Information







Jan Forster Estates welcome to the market this two bedroom mid terrace property. The property is currently tenanted and will appeal to the investment market only.

Located within a popular residential area viewings come highly recommended. The current Rent received is £600.00 pcm which equates to 14.4% yield.

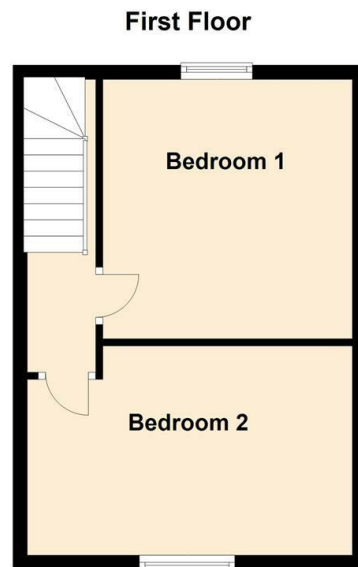
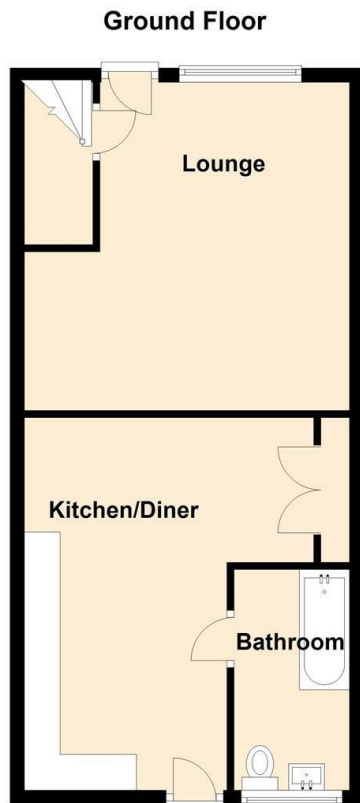
Internally the property briefly comprises; lounge, spacious kitchen-diner with fitted units, integrated hob and eye-level oven and there is a spacious bathroom WC with under-sink storage. To the first floor there are two double bedrooms; both with built-in wardrobes. The property benefits from gas central heating and double glazing. Externally there is enclosed yard to the rear and communal gardens to the front.

#### Tenure

The agent understands the property to be freehold. However, this should be confirmed with a licenced legal representative.

Council Tax band \*A\*



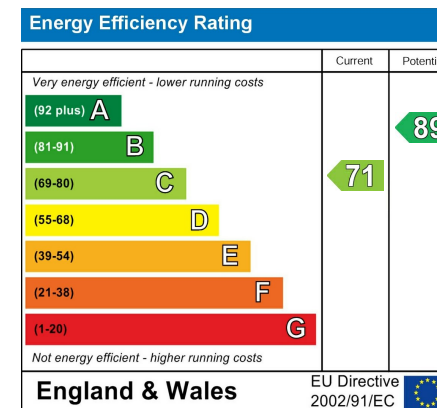


Lounge 15'0" x 14'10" (4.59 x 4.54)

Kitchen Diner 17'1" x 7'8" (5.21 x 2.36)

Bedroom One 7'11" x 14'9" (2.42 x 4.52)

Bedroom Two 12'11" x 11'5" (3.95 x 3.49)



## The difference between house and home

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