



**23 Kinross Court,
Huntington**

£75,000

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homes



****Attention investors**** This first floor studio apartment would be a great investment! Situated in the quiet location of Bluebell Close, Huntingdon, the property is compact, yet the use of space is incredibly clever. With a rental valuation of £650pcm in its current condition, the property is a fantastic addition to any Landlord with a yield of 10%. If you were to improve this then the rental income would be more! The accommodation comprises of entrance hall, living room/bedroom with a space-saving fold away bed, separate kitchen, and bathroom. The property is ready to rent as it is however you may wish to make some cosmetic improvements. Externally there is designated parking and a communal garden. Monthly management charge of £35pcm. No ground rent! Viewing highly recommended.





FINER POINTS

- * Studio apartment in desirable location of Bluebell Close, Huntington
- * Clever use of space combining bedroom and living area.
- * Electric heating
- * Communal gardens
- * Car park with off road parking
- * Management fee £35pcm with no ground rent.
- * Yield of 10% in current condition with expected rent at £650pcm. Potential for rental income and yield to increase if you were to improve.

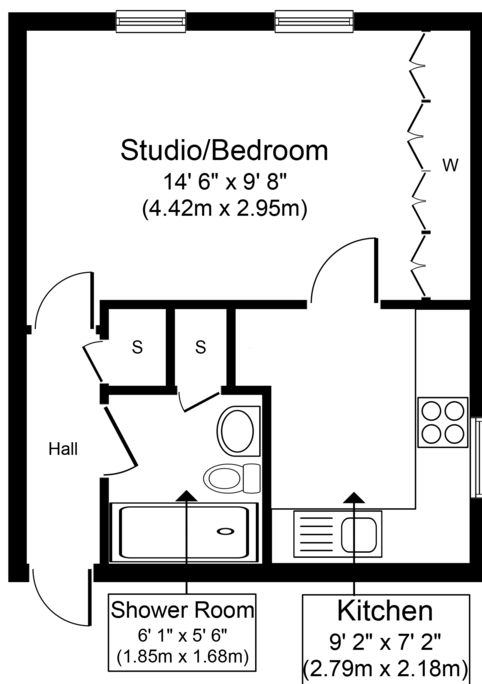
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Tenure: Freehold

Local Authority: Cheshire West and Chester Council

Council Tax: Band A

Viewings: By appointment only



Approximate Floor Area
280 sq. ft.
(26.0 sq. m.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. 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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