





58 The Paddock, Fulwood - PR2 8GL

£60,000 Leasehold

Ideal for investors, high yield opportunity • Refurbished Studio apartment • Bedroom/Living area • Newly fully fitted kitchen with breakfast bar • Newly fitted bathroom • Storage to hallway • Situated in a desirable area of Fulwood, close to shops, public transport and amenities. • Close to M6 and M55 motorway, local and wider transport network • Off road parking

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Modern refurbished Fulwood studio with new kitchen, stylish bathroom, storage, off-road parking, and well-kept grounds. Close to shops, hospital, transport, and motorways. Great investment potential.
Council Tax band: A

Tenure: Leasehold

Ground rent approx £10 @month

Service charge £120 @ month.

Leasehold number of years left TBC.

Sold with Tenant in Situ - Rental £630.00 a month, generating £7560 gross, £6050 a year after service charge/ground rent = 10% yield.

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

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GROUND FLOOR







For Further Information, Please Call Us on 01772 298298!

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