

Guide Price
£99,950
Leasehold

Investment Property - Tenant in Situ





Features

- **** Investment Opportunity ****
- *** Being Sold with Tenant in Situ ***
- 2 Bedroom Purpose Built Flat
- One Parking Space

Summary of Property

**** INVESTMENT PROPERTY TO BE PURCHASED WITH TENANTS IN SITU ****

A third floor purpose built modern apartment with two bedrooms and views over the River Brue.

This Bellway Homes Limited substantial block is built of brick and block cavity walls with a tiled, felted and insulated roof. The flat offers pleasing modern accommodation and ideal for purchase as an investment property.

The flat consists of one reception room, a kitchen, two bedrooms (one with en-suite) and a bathroom. The master bedroom is a true sanctuary, featuring an en-suite shower room adds to the comfort and convenience of this property. The living area, with a 'Juliet' style balcony enjoy views over the river.

The property stands out not only for its individual features but also for the communal gardens and excellent views. The property also had the added convenience of an allocated parking space.

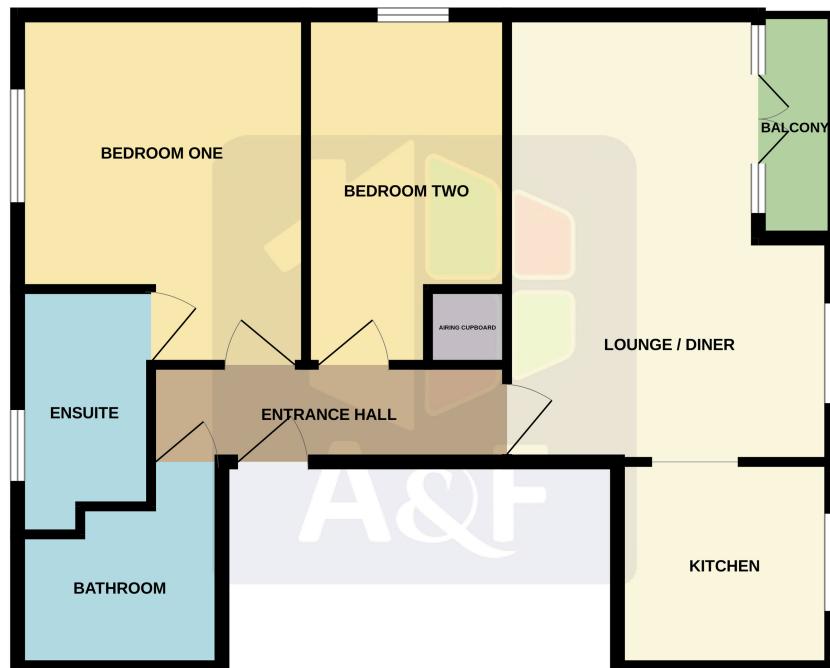
The flat is also located close to Highbridge town centre which provides shopping facilities. Other amenities nearby include schools, restaurants, churches and a doctors surgery. Access to the M5 Junction 22 at Edithmead to The North and Junction 23 to The South. Mainline railway station in Highbridge, approximately 300 yards away.

EPC: C71 (18/12/2018)

Council Tax Band: A £1,633.42 for 2025/26

Current rent £625 per calendar month - last reviewed 06/24.

GROUND FLOOR



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Current: 71 C | Potential: 73 C

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.
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