

£124,995 Leasehold



75 Culshaw Street, Burnley, Lancashire
BB10 4LL



PROPERTY DESCRIPTION

!! Investment Opportunity !! Offered for sale with the current long standing tenant in situ, this mid terrace home offers generous living accommodation, and is found just a short walk from Towneley Park. The current rent is £750PCM, and all the relevant certification is in place. The accommodation comprises of: two separate reception rooms, a fitted kitchen, three first floor bedrooms and a three piece bathroom suite. The property is warmed by gas central heating, and is double glazed throughout. There is a low maintenance yard at the rear. EPC - D. Council Tax - Band A. The property does have potential to be sold with vacant possession. Early viewing is considered a must!

FEATURES

- Investment Opportunity
- Offered for sale with the current long standing tenant in situ
- Current rent is £750PCM
- All the relevant certification is in place
- Two separate reception rooms
- Extended Kitchen
- Three first floor bedrooms
- Modern three piece bathroom suite
- Warmed by gas central heating and being Upvc double glazed throughout
- EPC - D
- Council Tax - Band A
- Potential to be sold with vacant possession
- Early viewing a must!





ROOM DESCRIPTIONS

Ground Floor

Sitting Room

Lounge

Extended Kitchen

First Floor

Bedroom One

Bedroom Two

Bedroom Three

Family Bathroom

Outside

Yard

Further Information

Further Information

The property is on a leasehold title - with the residue of a 999 year lease remaining.

The annual ground rent is £1.05.

EPC - D

The property is located in an area considered to be low risk for surface water flooding, and the long term risk is assessed as the same.

Mobile and broadband coverage is offered by a number of companies, and ultrafast is available.

Council Tax - Band A

