



Mill Bridge Close
Retford

Asking Price £98,500

Mill Bridge Close Retford

Well Proportioned TWO BEDROOM Second Floor Riverside Apartment

Property Overview

- Ideal for Investors or First Time Buyers
- Potential Gross Rental Yield of 8.53% if Purchased at the Asking Price
- Open Plan Kitchen Lounge Diner Enjoying a Juliet Balcony Overlooking the River Idle
- One Allocated Parking Space
- Conveniently Located on the Water's Edge on a Popular Complex in Retford
- A Brief Walk from Retford's Everyday Amenities, Entertainment Facilities, Restaurants & Bars
- Excellent Road & Rail Links
- Council Tax Band: A EPC Rating: B

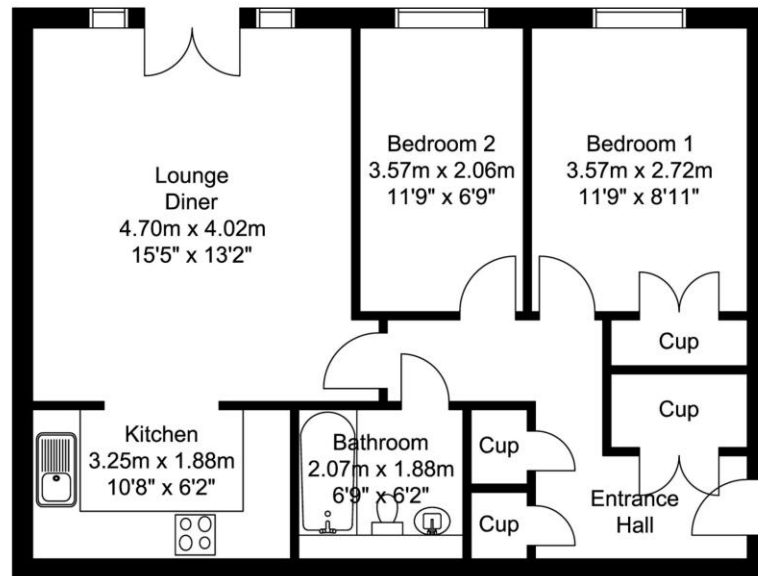


A great opportunity to acquire a well proportioned TWO BEDROOM second floor apartment, ideal for investors or first time buyers. Benefitting from ample integral storage, the neutral living accommodation briefly comprises an entrance hall, open plan kitchen lounge diner enjoying a Juliet balcony overlooking the River Idle, two double bedrooms, one benefitting from integral wardrobes, and a bathroom. A single allocated parking space is located nearby. Conveniently located on the water's edge on a popular complex in Retford, the modern apartment is just a brief walk from the town's wealth of everyday amenities, entertainments facilities, restaurants, bars, and excellent road and rail links. Retford Train Station is within easy reach on foot, with direct lines to London King's Cross in less than 90 minutes at selected times.

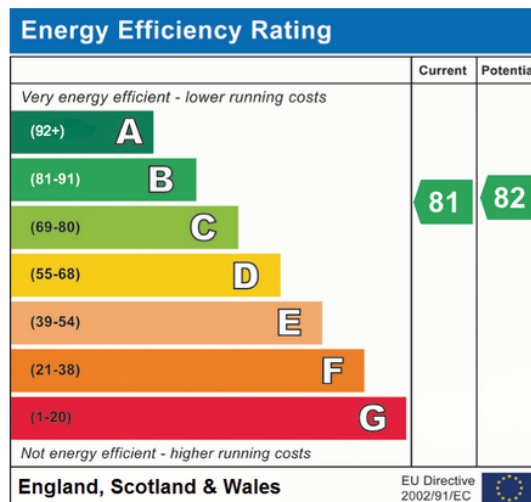
Road links are served by the A1 & M18 which offer greater transport links throughout the UK. Train stations are located in Retford & neighbouring towns, providing direct lines to King's Cross & Edinburgh.



60 sq m/645.83 sq ft
Approx.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and rooms or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as a basis of valuation. The plans are for marketing purposes only and should only be used as such. No guarantee is given on the accuracy of the total square footage/meterage if quoted on this plan.
CP Property Services @2025



Tenure & Charges: Leasehold- Vacant possession will be given upon completion/ Local Authority: Bassetlaw District Council/
Length of Lease: 978 years remaining/ Annual Ground Rent Amount: Approximately £258.53 Per Annum/ Ground Rent Review Period: TBC/
Annual Service Charge Amount: Approximately £950 Per Annum/ Service Charge Review Period: Annually

Selling your home?

If you are considering selling your home please contact us today for your no obligation free market appraisal.

Our dedicated and friendly team will assist you 6 days a week. Get in touch today!

Tel: 01777 566400



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.