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Queens House, 105 Queen Street, City Centre, Sheffield, S1 1AD

BELVOIR!

OIRO £73,000



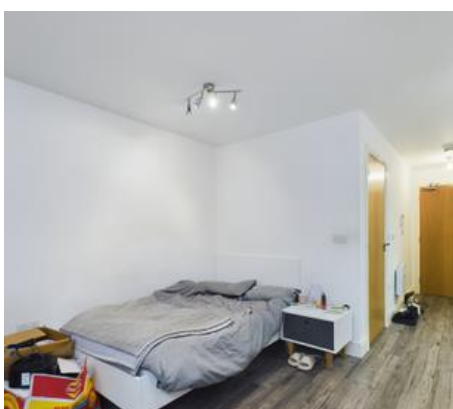
Key Features

- > Ground Floor Studio
 - > Net Yield of 8.2%
- > Currently Let until March 2025
 - > City Centre Location
- > Great Investment Opportunity
 - > EWS1 Compliant
 - > Tenure: Leasehold
 - > EPC rating C

Belvoir Sheffield are pleased to bring to the market this ground floor studio with tenant in situ until March 2025 with rental income of £6900 per annum.

Located in the heart of Sheffield City Centre within walking distance of the universities and hospitals it would make a great first investment property or be a fantastic addition to a current rental portfolio.

EWS1 compliant with B1 Rating



The property features a modern fitted kitchen with integrated combi microwave, two-ring hob and washer. The studio has a separate bathroom consisting of bath with shower over, W.C., sink and chrome towel rail. There is a secure intercom system near the entrance door and a storage cupboard housing the water cylinder.

Great city centre location close to shops, bars and restaurants, the property always rents out well.

Tenant in Situ paying £575 per month until March 2025.

Additional Information

*130 years left on lease *Service Charge approx £517 per annum *Ground Rent £200 per annum *Council Tax Band A *As advised by sellers

Disclaimers and Advice

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, including but not limited to heating, plumbing or electrical systems and any appliances (if included in the sale) listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation. If you already have or are considering purchasing a property to let, please contact us for specialist advice



Contact us today to arrange a viewing...

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