hillyards.







Hillyards offer to the market this investment opportunity that offer a potential yield of around 9%. This ground floor maisonette is a licenced House of Multiple Occupancy and currently offers four occupied bedrooms that achieve between £95.00 - £140.00 per week. The property is situated within easy reach of Aylesbury town centre & a main-line station and also offers private front & rear gardens, no upper chain and driveway parking.

£260,000

Whaddon Chase, Aylesbury, Buckinghamshire. HP19 9QR

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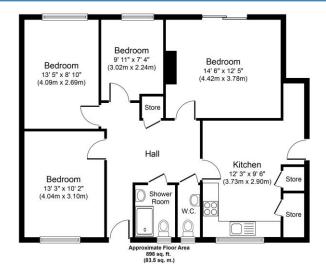






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Rear Garden

There is an enclosed rear garden offering laid mainly to lawn a brick built shed. There is gated side access plus direct access from property.

Parking

There is driveway parking to the front of the property for one vehicle.

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Lease & Service Charges

Length of lease Service charge & ground rent Approx. 89 years remaining Approx. £300.00 per year

Council Tax Band

B (approximately £1745.37 per annum based on 2 adults residing at the property)

Energy Performance Graph



Property Misdescription Act 1991: For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relie upon for carpets and furnishings. No person representing HILLYARDS has any authority to make or give any representation or warranty whatever relation to this property.

oney Landering Regulations 2003: Intending purchasers will be asked to produce two forms of identification documents and we would ask for up prompt co-operation in order that there will be no delay in agreeing the sale.

eposit: mease note that militantos take and note a 22000 deposit from the potential purchaser at the point of an oner being accepted in order if the property to be taken off the market.

Property Details: Availing vendors approval, Every care has been taken with the preparation of these particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask, or professional verification should be sought. All dimensions are exproximate.

Floor Plan: For illustrative purposes only, not to scale.

5 Villiers Buildings, Buckingham Street, Aylesbury, Bucks. HP20 2LE info@hillyardsestateagents.co.uk - www.hillyardsestateagents.co.uk