



£140,000
Flat 3 Granden Court
West Street, Havant, PO9 1LE

PROPERTY SUMMARY

IDEAL INVESTMENT OPPORTUNITY. This charming one bedroom, second floor apartment is brought to the market with longstanding tenants in situ. Upon entrance of the accommodation you are met with a spacious hallway with large storage cupboard, leading on to a well maintained kitchen and bathroom, plus cosy lounge and bedroom. Externally, the property also benefits from a private garage. Located in the popular area of Havant and close to local amenities and transport routes, this property is an excellent purchase for an investment buyer. Contact us today to arrange an internal viewing.





HALL

KITCHEN 10' 9" x 7' 3" (3.28m x 2.21m)

SITTING ROOM 14' 8" x 10' 4" (4.47m x 3.15m)

BEDROOM 14' 8" x 8' 11" (4.47m x 2.72m)

BATHROOM

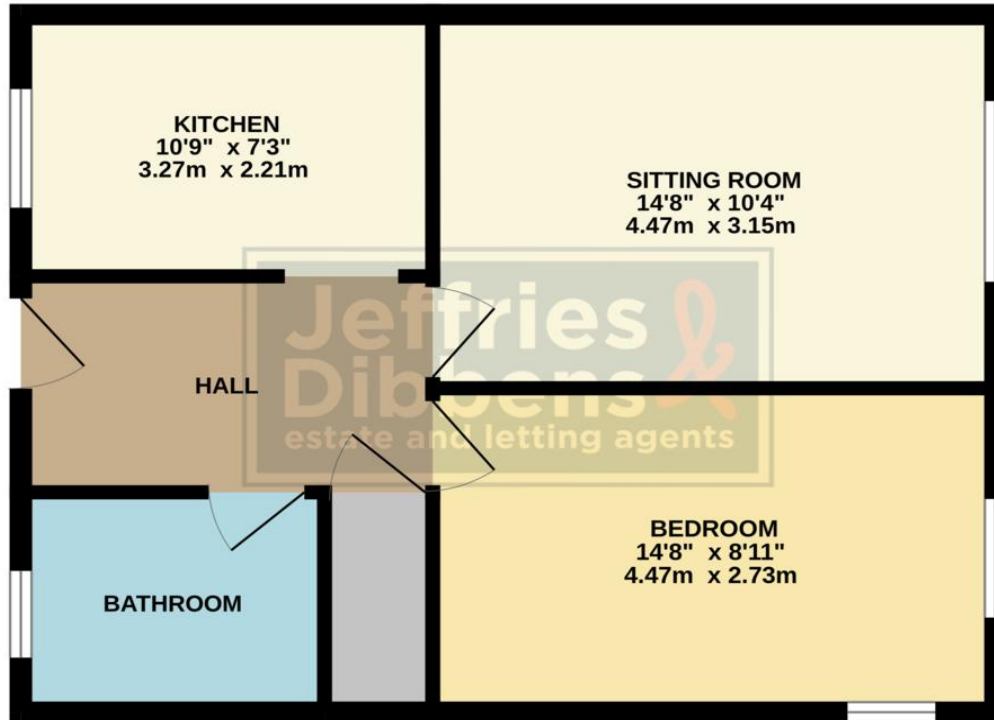
GARAGE

AGENTS NOTE

We understand there are 146 years remaining on the lease and the annual service charge for 2024 is £1050 (£525 Paid every twice a year)



SECOND FLOOR
491 sq.ft. (45.6 sq.m.) approx.



TOTAL FLOOR AREA: 491 sq.ft. (45.6 sq.m.) approx.

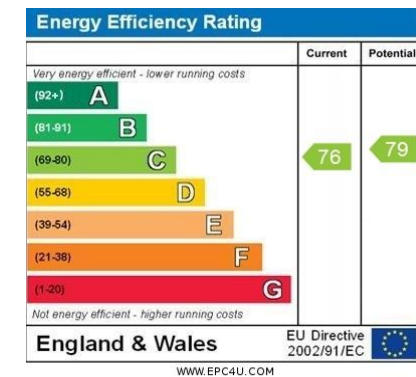
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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LOCAL AUTHORITY
Havant Borough Council

TENURE
Share of Freehold

COUNCIL TAX BAND
Band A

VIEWINGS
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

**Jeffries
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