



Holloway Rd, Archway, N19

Guide Price £1,750,000

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# Holloway Rd, Archway, N19



## Description

**\*\*INVESTMENT OPPORTUNITY\*\*** Homelink are pleased to present this unbroken freehold of FIVE self-contained flats individually let and income producing.

All flats are fully self contained with their own facilities, utilities and council tax.

Located in the heart of Archway, Upper Holloway, the property offers great transport and road links, viewing is highly recommended as this property is like no other. It is within walking distance to Upper Holloway Overground Station and Archway Underground Station (Northern Line zone 2+3) and offers great access to local shopping, cafés, restaurants, parks and independent boutique shops.

Flat 1 - £1,025 pcm - EPC D - Islington C/Tax Band 'C'  
Flat 2 - £1,450 pcm - EPC D - Islington C/Tax Band 'C'  
Flat 3 - £1,100 pcm - EPC C - Islington C/Tax Band 'C'  
Flat 4 - £1,000 pcm - EPC C - Islington C/Tax Band 'C'  
Flat 5 - £1,400 pcm - EPC C - Islington C/Tax Band 'C'

Total annual rent is: £71,700 which gives a gross annual yield of 4.09% before taking into account purchase costs.

Most tenancies are rolling over and rents could be improved.

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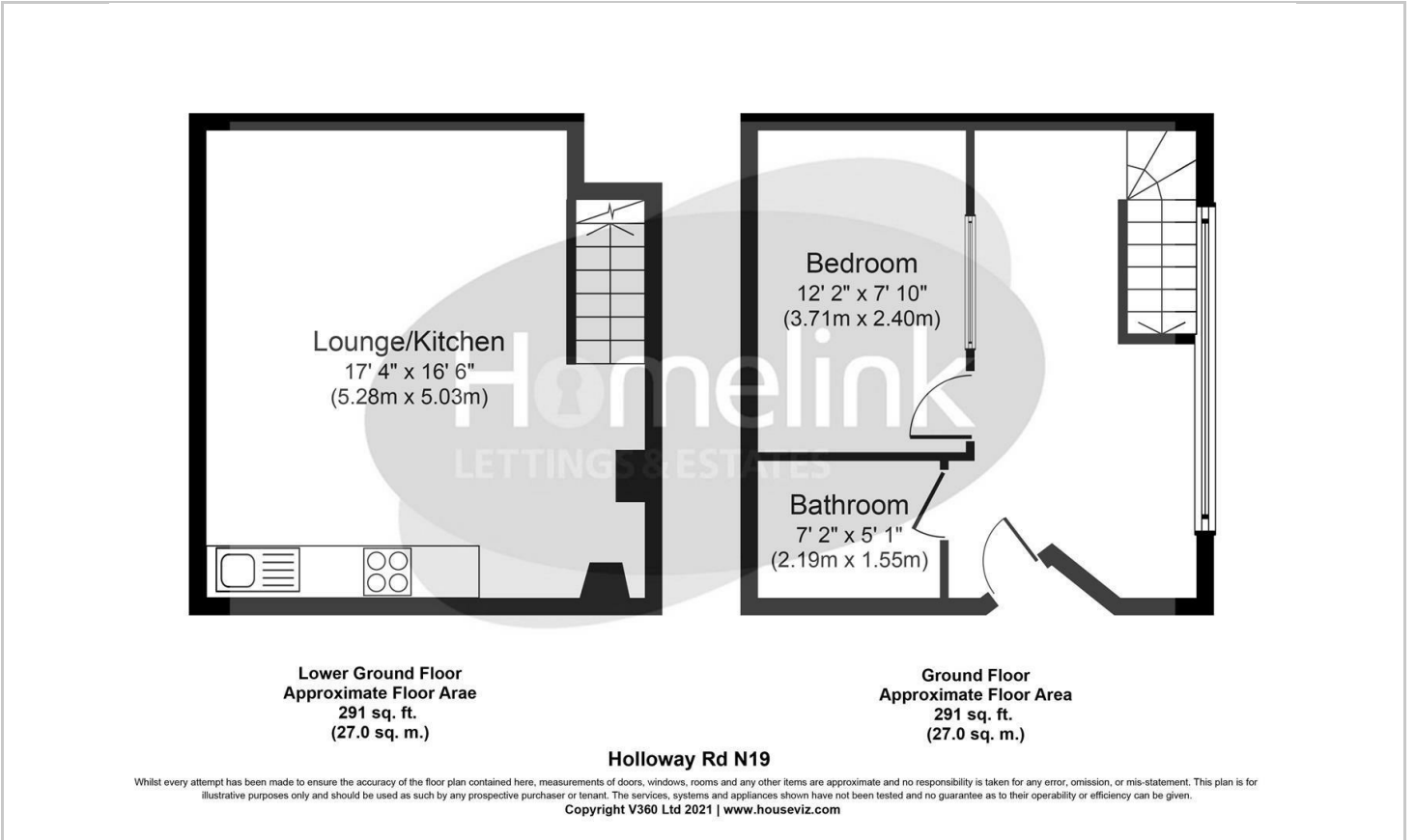
Holloway Road provides an excellent location within easy reach of Hampstead Heath and with Whittington Park opposite, while for shopping and entertainment the pavement cafes and bars of Upper Street are also close by.

- BUY-TO-LET
- INVESTMENT OPPORTUNITY
- FIVE INDIVIDUAL FLATS
- EACH WITH OWN UTILITIES
- LOCAL AMENITIES ON DOORSTEP
- GREAT ROAD & TRANSPORT LINKS
- CHAIN FREE
- FREEHOLD





## Floor Plan



## Area Map



## Viewing

Please contact our Homelink Lettings & Estates Office on 0208 882 2112 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

## Energy Efficiency Graph

