





ATTENTION BUY TO LET INVESTORS - A well presented three bedroom apartment, situated in the centre of Ripon, being just a few seconds walk to the city centre and ideally located for all of Ripon's shops and amenities.

Tucked away from the main road, the apartment enjoys a courtyard setting, whilst being neutrally decorated throughout.

On the ground floor there is a communal door with entry phone, leading to a communal hallway. On the first floor a door leads to the private entrance hall. There is a kitchen fitted with a range of modern units, living room, double bedroom and a stylish main bathroom with white suite. Stairs rise to the top floor, where there are two further double bedrooms, one having ensuite facilities. The apartment benefits from gas central heating and double glazing.

The apartment offers ease of access to a range of amenities, whilst the bus station is also just a short walk away, giving regular transport links to Harrogate and Leeds.

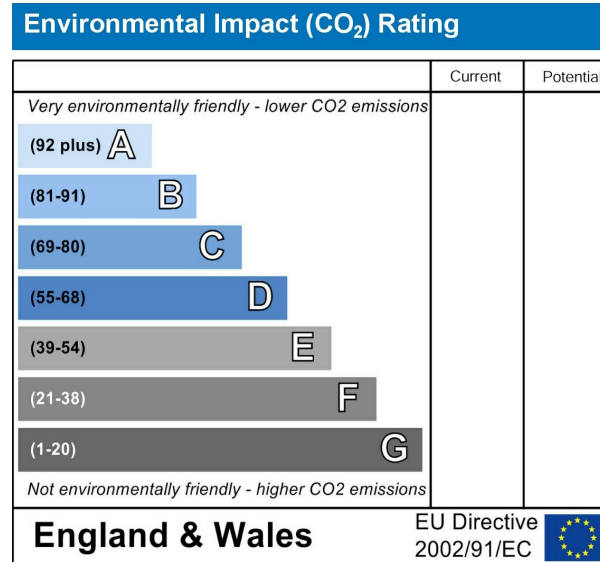
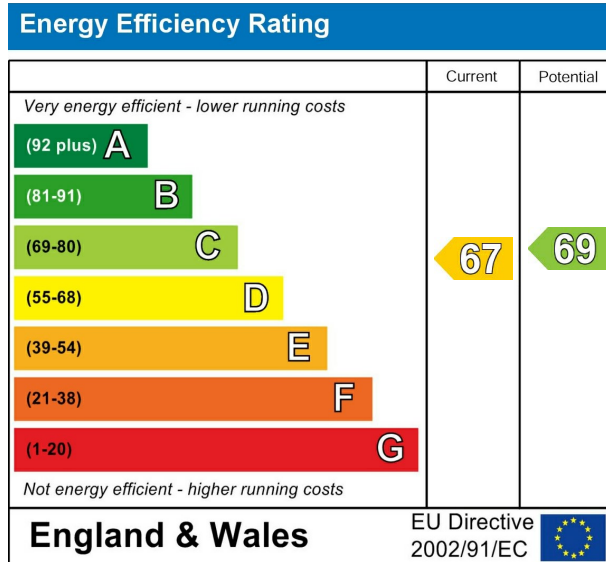
Sold with no onward chain and with a tenant currently in place, the property makes an ideal buy to let, returning a strong yield and with instant income potential.

Lease details and charges TBC. No parking is offered with the apartment.

This property is in council tax band B.



EPC



VIEWING BY APPOINTMENT ONLY - 01765 602233 - sales@davislund.co.uk - www.davislund.co.uk

MONEY LAUNDERING REGULATIONS 2003 - Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

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