

Introducing this spacious 2nd floor apartment with a lift and GARAGE, conveniently located near public transport, local amenities, and scenic walking paths. Ideal for family/professional or investment.

The apartment features two spacious bedrooms, offering plenty of room for relaxation and privacy. The master bedroom comes with an en-suite shower room.

The second bedroom, bright with natural light, is ideal for guests or as a study.

The open-plan kitchen is a wonderful space for preparing meals and entertaining guests. The reception room, overlooking the communal garden, is filled with natural light, creating a bright and airy atmosphere. To complete the accommodation is the main family bathroom.

The current tenant in situ is paying £950pcm, CURRENT GROSS YIELD OF 8.15%. The tenant is on a rolling contract with 2 months notice which can be served at anytime.

A unique feature of this property is its garage, offering valuable parking and storage space.



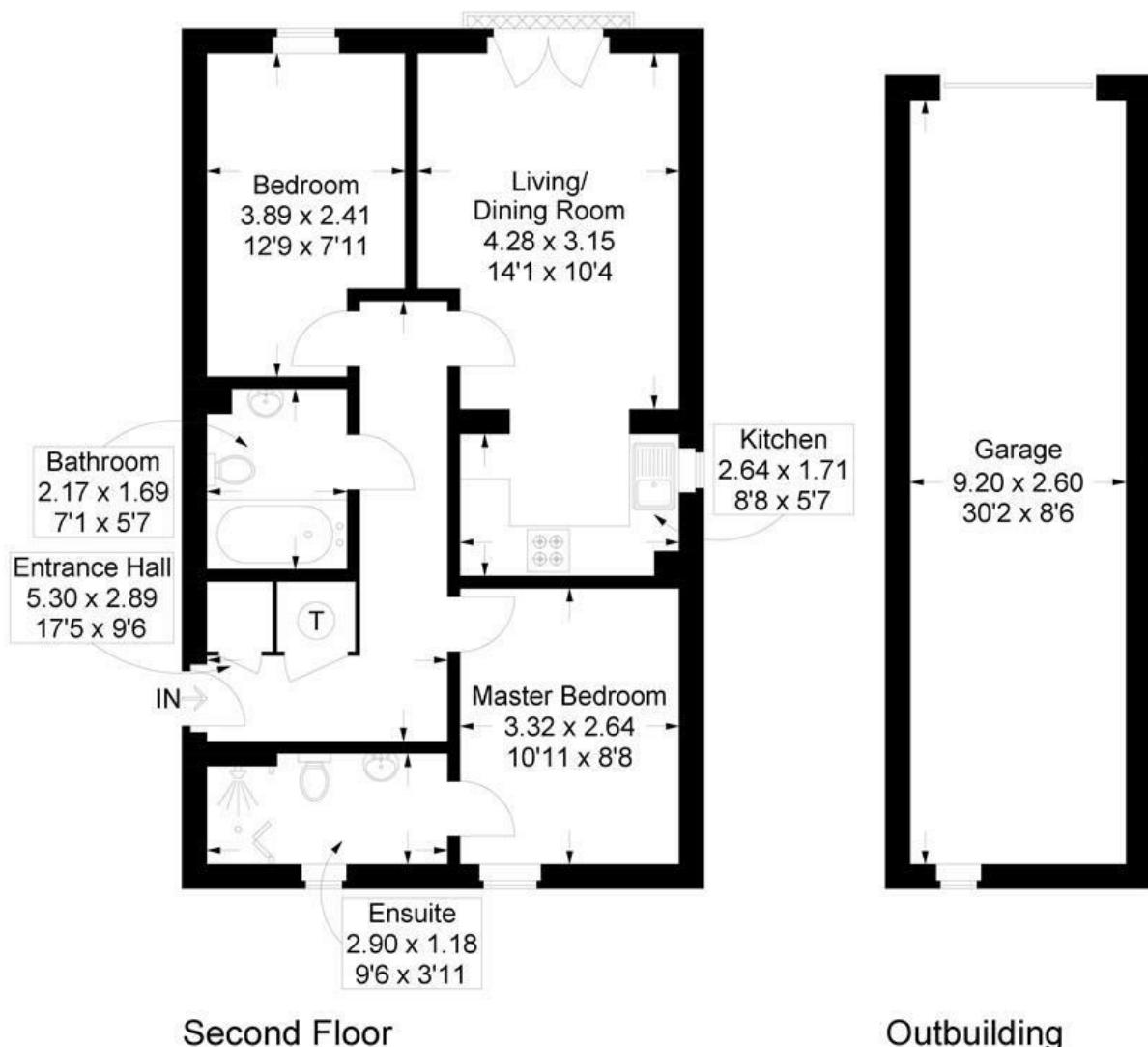
- CHARMING TWO BEDROOM APARTMENT
- 2ND FLOOR APARTMENT WITH LIFT
- CURRENT GROSS YIELD OF 8.15% (£950pcm rent)
- MASTER BEDROOM WITH EN-SUITE
- GARAGE FOR PARKING AND STORAGE
- OPEN PLAN KITCHEN/DINER OVERLOOKING GARDENS
- DESIRED HAVANT LOCATION
- FAMILY BATHROOM
- COUNCIL TAX A
- EPC RATING C

# Billy Copse, Havant

Approximate Gross Internal Area = 56 sq m / 603 sq ft

Outbuilding = 24.2 sq m / 260 sq ft

Total = 80.2 sq m / 863 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.