



FLEXIAGENT

Market Leading, Independent Estate Agents



Scarisbrick New Road

Southport, PR8 6QE

Offers In Excess Of £120,000

Flexi-Agent are delighted to present this spacious, modern two bedroom apartment to the open market. Located in Southport, this property is a short walk away from the town centre, is close to all amenities and local transport links. This is a great location near local hospitals and is close to school catchment areas.

The property briefly comprises: Entrance hall, a generous open plan living area with a modern fitted kitchen, two good sized double bedrooms one with an ensuite shower room and a three piece bathroom.

Externally the property benefits from off road parking.

The property is perfect for an investor who is looking to purchase a property with an instant return on investment. The property is currently being let for £895 pcm making the yield 8.26% and £10,740 per annum.

Viewings available on request.

Council Tax Band: B
EPC: E
Leasehold info TBC

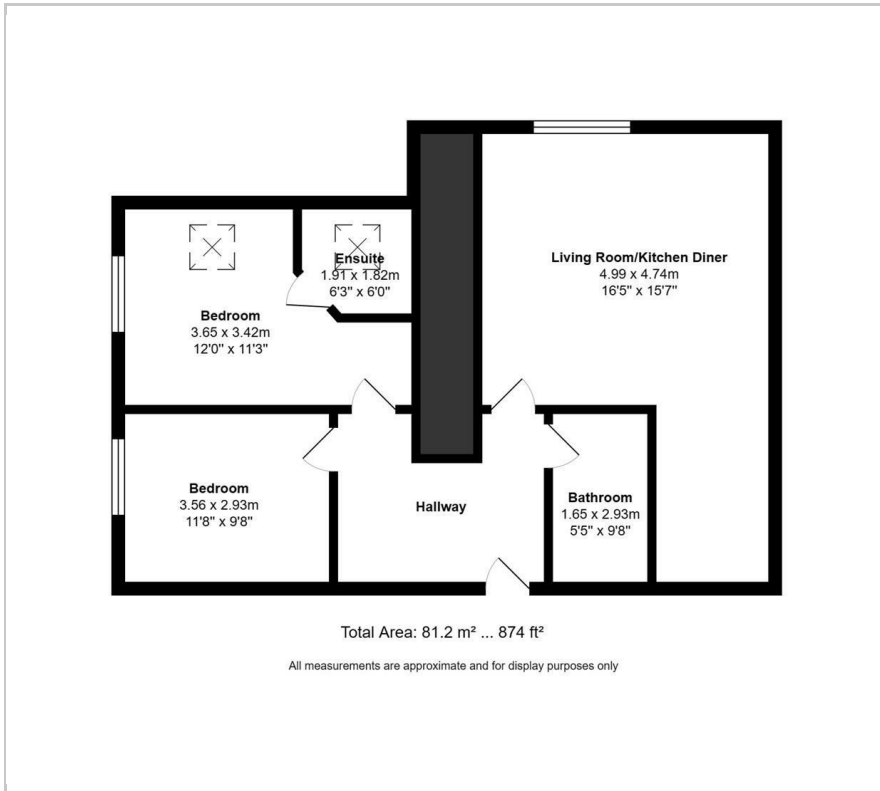
- Two bedrooms
- Two bathrooms
- Modern throughout
- Sought after location
- Viewings available on request
- Great transport links
- Off road parking
- En suite
- Council Tax Band: B

Viewing

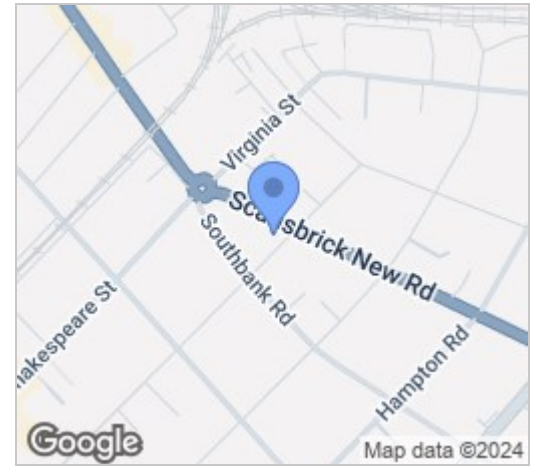
Please contact our Flexi Agent Southport Office on 01704 889455 if you wish to arrange a viewing appointment for this property or require further information.



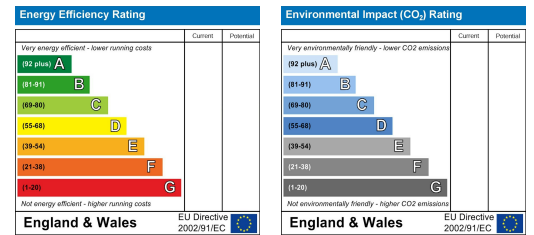
Floor Plan



Area Map



Energy Efficiency Graph



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.