



pearson  
ferrier® 

10 GLENBORO COURT  
Bury, BL8 2QT  
£110,000



# 10 GLENBORO COURT

## Property at a glance

- TOP FLOOR TWO BEDROOM APARTMENT
- TENANT IN PLACE PAYING £595PCM
- IDEAL BUY TO LET
- LOCATED IN THE ELTON AREA OF BURY
- CLOSE TO WHITEHEAD PARK
- APPROX. ONE MILE FROM BURY CENTRE

Two bedroom top floor apartment with tenant in place paying £595pcm. The property is located in the Elton area of Bury just off Bolton Road. It comprises two double bedrooms, bathroom, open plan living area and hallway. Externally there is a car park area to the rear. The property is well placed for local amenities including Elton Reservoir, Whitehead Park, local schools, shops and has great access to Bury town centre which is approx. one mile away. The property would be a great addition to any buy to let portfolio with a high yield and also being income producing from day one.

Council Tax - Band A

EPC Rating - C

Tenure - Leasehold 125 years (less one day) from 1st January 2006. Ground rent £150 per year.

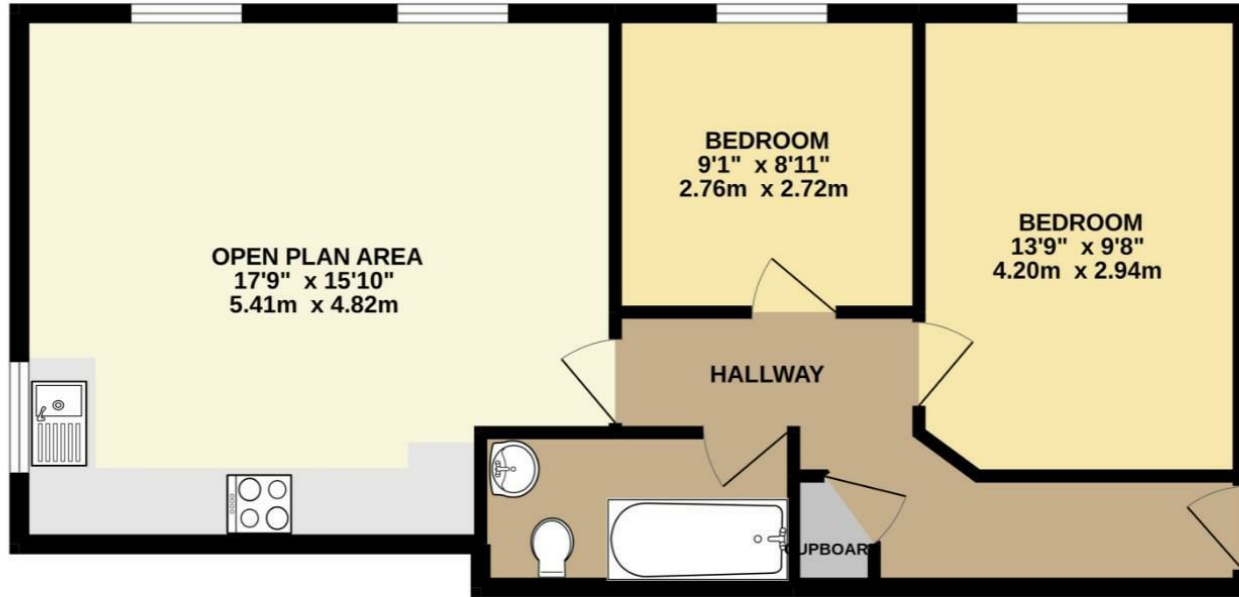
Service Charge £145.43 pcm





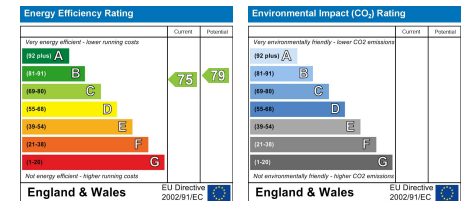


GROUND FLOOR  
606 sq.ft. (56.3 sq.m.) approx.



TOTAL FLOOR AREA : 606 sq.ft. (56.3 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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