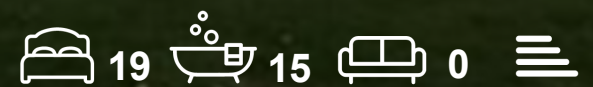




King George House Harpsfield Broadway, Comet Way  
, Hatfield, AL10 9TF

Guide price £3,000,000



# King George House Harpsfield Broadway, Comet Way, Hatfield, AL10 9TF

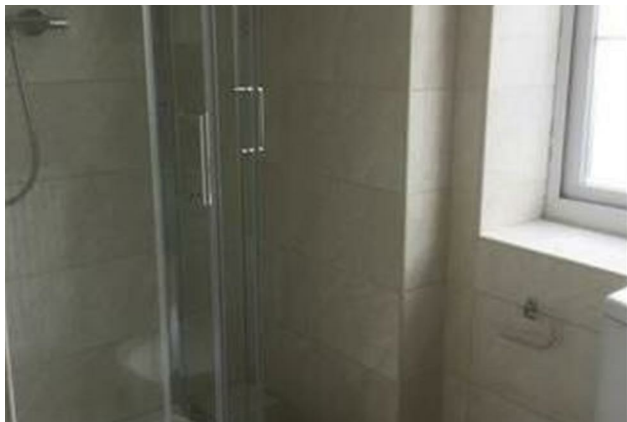
**\*\*INVESTOR OPPORTUNITY - INCOME PRODUCING ASSET - BUILT & TENANTED RESIDENTIAL BLOCK OF 15 APARTMENTS IN A DESIRABLE AREA OF HATFIELD \*\***

Seize a unique investment opportunity with the acquisition of a fully-occupied residential block of 15 apartments, including the freehold and parking in the sought-after location of Hatfield. This investment boasts an attractive yield of circa 7%.

On offer is a detached block of 15 contemporary apartments, consisting of 3 two-bedroom and 12 one-bedroom units. Perfectly positioned for local amenities such as the Hatfield Business Park, the University of Hertfordshire, and the Galleria Outlet and Entertainment complex. The property is also within easy reach of the bustling Hatfield railway station which provides residents with a swift 20-minute commute to London.

The presence of standing tenancies guarantees an immediate and continuous revenue stream for any prospective investor, marking this as an exceptionally profitable venture.

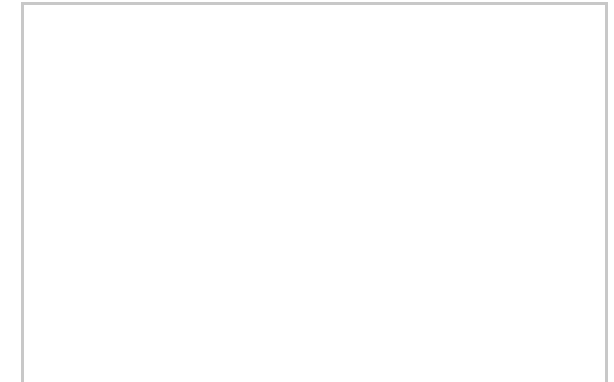
Originally an office block, the building was transformed into residential units in 2016 and features modern, high-quality interiors. The flats are equipped with sleek kitchens that boast integrated appliances,



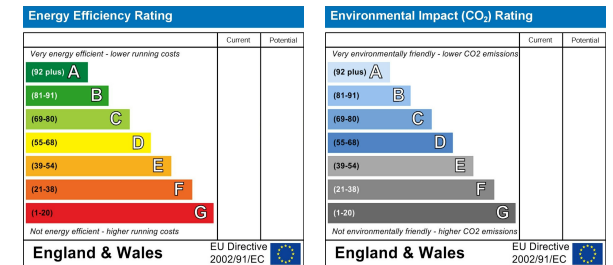
## Area Map



## Floor Plan



## 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.