



Stoneacre  
Properties



## Morris Lane

Leeds, LS5 3JD

Offers In The Region Of £550,000

Flat 1



# Morris Lane, Block of 5 Apartments

Leeds, LS5 3JD

## Offers In The Region Of £550,000

### Flat 2



\*\*\* RARE OPPORTUNITY TO ACQUIRE A READY MADE INVESTMENT OF 5 FLATS \*\*\* PURCHASE OF THE FREEHOLD \*\*\* GREAT LOCATION \*\*\* CURRENT ANNUAL RENTAL INCOME OF £39,840 \*\*\* Stoneacre Properties are delighted to present to market this unique chance to purchase this block of 5 well presented apartments. All currently let out with a long history of successful letting, this ready made portfolio is great for those looking to grow their portfolio. All apartments are well presented having been recently updated with modern kitchens and bathrooms.

Situated on Morris Lane in Kirkstall the building is well positioned offering easy access to the local train station as well offering easy access to local bus routes, and on street parking making the location very appealing for tenants.

The apartments are currently broken down as follows:

- Flat 1: £725 PCM
- Flat 2: £625 PCM
- Flat 3 (studio): £595 PCM
- Flat 4: £700 PCM
- Flat 5: £675 PCM

Total monthly rental income: £3320  
Total annual rental income: £39,840

Flats 2,4 and 5 all have the potential to increase the rent to circa £725.

### Flat 1

1-bedroom apartment boasts an open plan kitchen,

living, diner, spacious double bedroom and bathroom.

EPC - C

### Flat 2

1-bedroom apartment with separate kitchen, lounge, double bedroom and bathroom.

EPC - D

### Studio 3

Modern studio apartment with well presented kitchen and bathroom.

EPC - C

### Flat 4

1-bedroom apartment boasts an open plan kitchen, living, diner, spacious double bedroom and bathroom.

EPC - D

### Flat 5

1-bedroom apartment boasts an open plan kitchen, living, diner, spacious double bedroom and bathroom.

EPC - C

## Flat 3



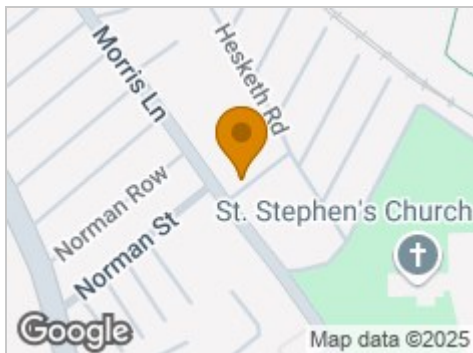
## Flat 4



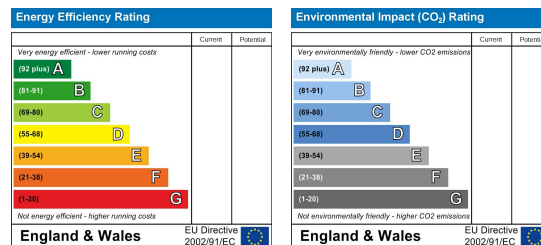
## Flat 5



## Road Map



## Energy Efficiency Graph



## Viewing

Please contact our Chapel Allerton Sales Office on 0113 237 0999 if you wish to arrange a viewing appointment for this property or require further information.

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