

for sale

offers in the region of **£129,500** Leasehold



Greenlawns St. Marks Road Tipton DY4 0SU

Investment Opportunity - Arranged As 4 Self Contained Studio Apartments - Potential Rent - £1,800 to £2,400 PCM Potential £21,600 per annum - 9% to 16% Potential Yield.

Greenlawns St. Marks Road Tipton DY4 0SU

Reception Hall

Studio One

14' 5" max x 11' 1" max (4.39m max x 3.38m max)

En Suite Shower Room

Studio Two

13' 9" max x 9' 2" (4.19m max x 2.79m)

En Suite Shower Room

On The First Floor

Landing

En Suite Shower Room

Studio Three

14' 5" max x 10' 9" max (4.39m max x 3.28m max)

Studio Four

12' 5" max x 9' 2" max (3.78m max x 2.79m max)

En Suite Shower Room

Outside

Parking Area

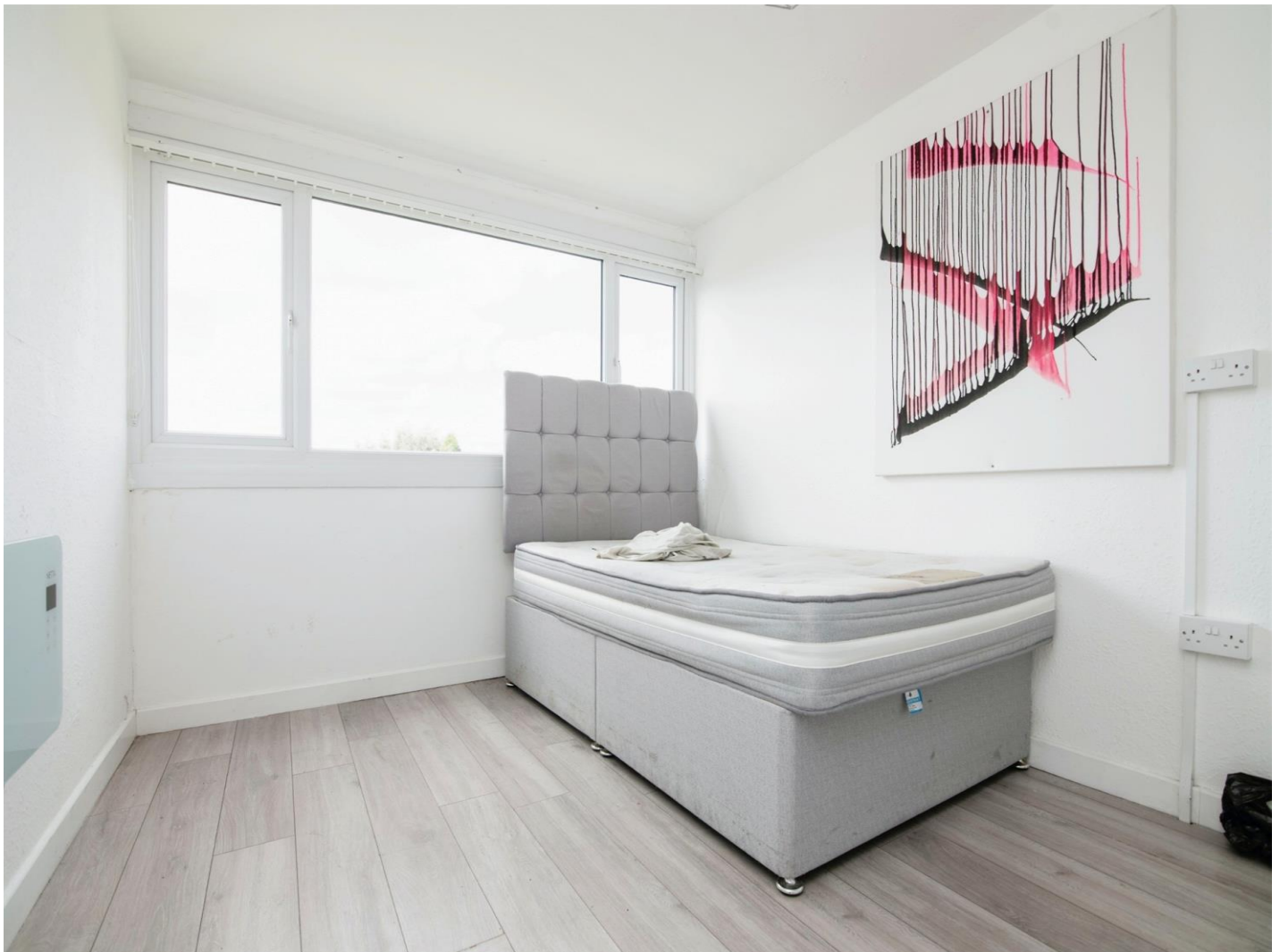
Council Tax Band:- A

Current Leasehold Charges

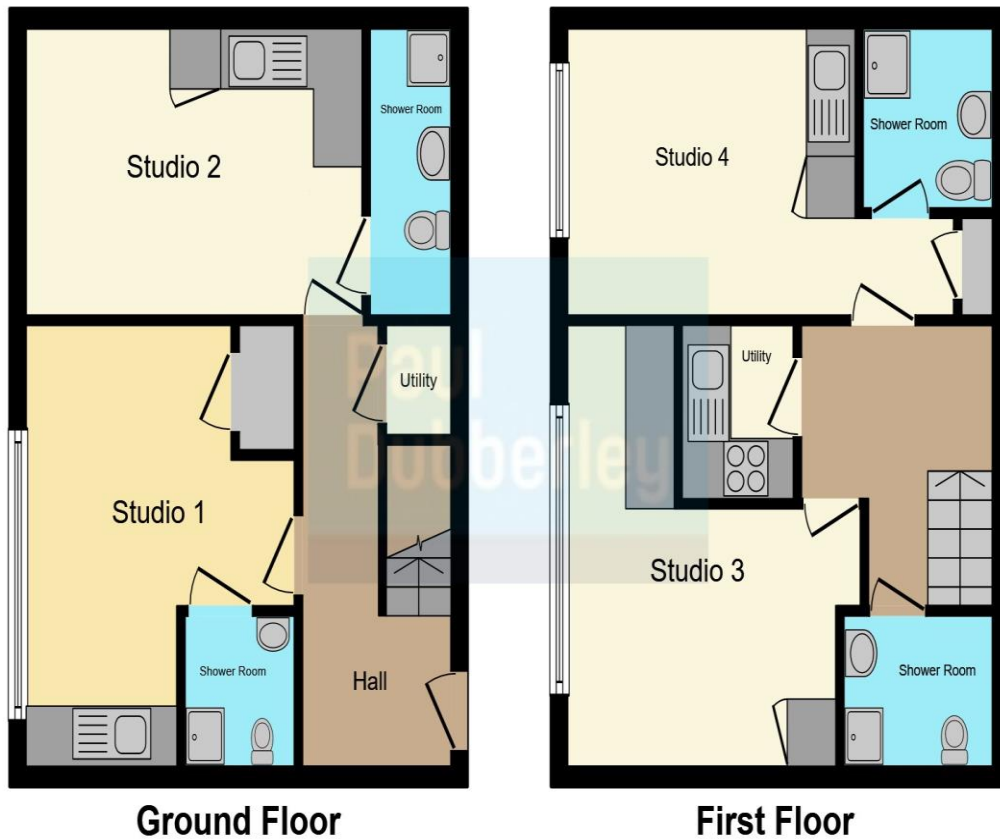
Ground Rent :- £200 pa

Service Charge :- £800 pa

AGENTS NOTE :- the vendor has advised us that the Lease will be extended to 135 years upon Completion within the sale price of the property - we would advise any potential purchaser to discuss this with their Conveyancer.







Ground Floor

First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Paul Dubberley on

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Property Ref: PT1104100 - 0004

Tenure: Leasehold

EPC Rating: D

view this property online PaulDubberley.co.uk/Property/PT1104100

This is a Leasehold property with details as follows; Term of Lease 99 years from 25 Dec 1986. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Paul Dubberley is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

