

8a Quantock Court | Street | BA16 0NN

LEASEHOLD

£80,000

## PROPERTY SUMMARY

1  1  1  E 

Located within easy walking distance of the High Street and offered with no onward chain is this first floor studio apartment. Comprises a secure communal hallway, living space/bedroom, kitchen, and shower room. Externally the property benefits from the use of communal gardens and residents parking. This property would be an ideal investment or first time purchase.

### Communal Area

The property is located on the first floor and is accessed by a communal secure telephone entry system.

### Bedroom/Living Room

13'11 x 9'11 (4.24m x 3.02m)

Telecom entry system. Electric heater. Doors leading to shower room and kitchen. Airing cupboard housing the hot water tank. Double glazed window to front.

### Kitchen

7'0 x 4'7 (2.13m x 1.40m)

Fitted with a range of wall, drawer and base units with work surfaces over. Tiling to splash prone areas. Stainless steel sink with mixer tap over. Built in electric oven with two ring hob and cooker hood over. Room for under counter fridge/freezer. Storage heater. Double glazed window to front.

### Shower Room

Low level WC, wash hand basin and walk in shower. Tiling to splash prone areas. Wall mounted electric heater. Double glazed obscure window.

### Outside

Property benefits from the use of communal gardens and ample, unallocated parking.

### Purchasers Note

There are 946 years remaining on the lease. There is an annual management fee of £320.00, this includes buildings insurance. Estimated rental value £600.00 PCM. Gross rental yield is 9%. Net rental yield after the management charge is 8.6%.



First Floor Studio Flat

Kitchen

Living Area/Bedroom

Shower Room

Double Glazing

Electric Heating

Communal Garden

Ample Parking

Close To High Street





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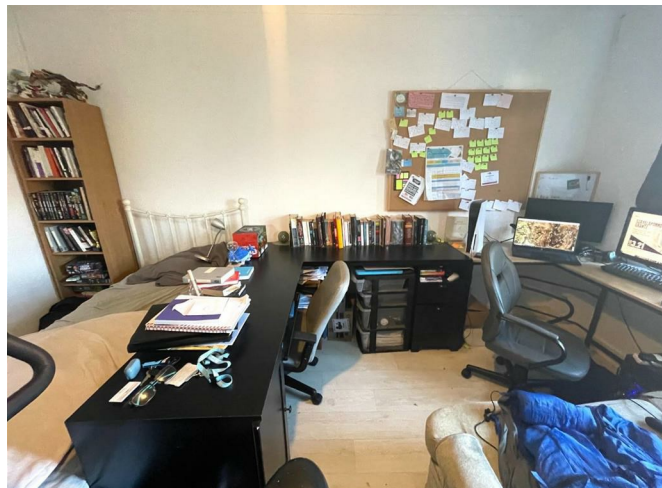
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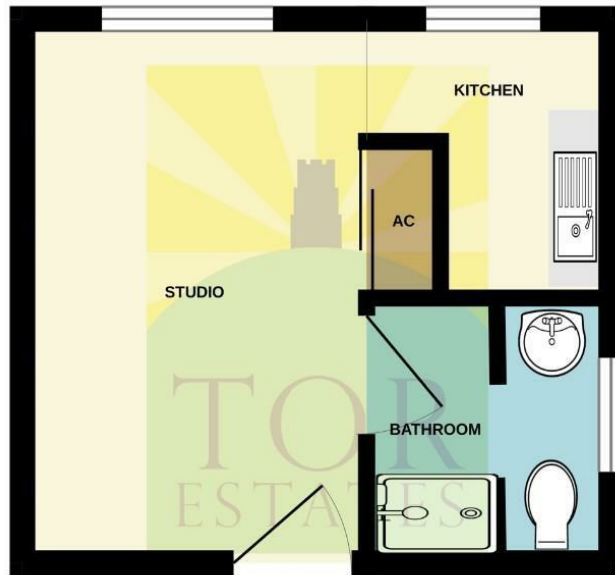
## Street Ammenities

Street is a thriving mid Somerset town famous as the home of Millfield School, Clarks Shoes and more recently Clarks Village Shopping Centre complementing the High Street shopping facilities. Street also provides Crispin Secondary School, Strode College, a theatre, open-air and indoor pools and a choice of pubs and restaurants. The historic town of Glastonbury is approximately 3 miles away and boasts a variety of unique local shops. The Cathedral City of Wells is 8 miles whilst the nearest M5 motorway interchange at Dunball (Junction 23) is 12 miles. Bristol, Bath, Taunton and Yeovil are all within commuting distance.

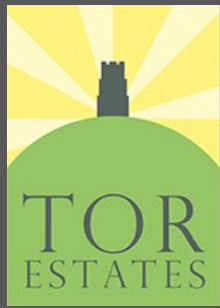
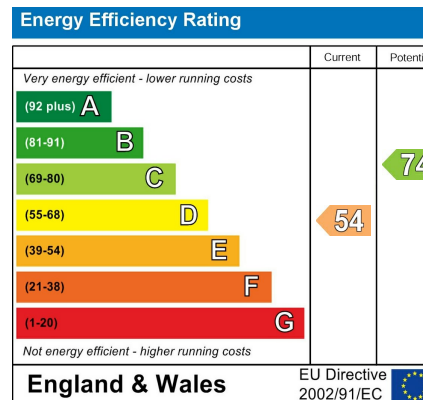
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## GROUND FLOOR



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