



Jackson & Co



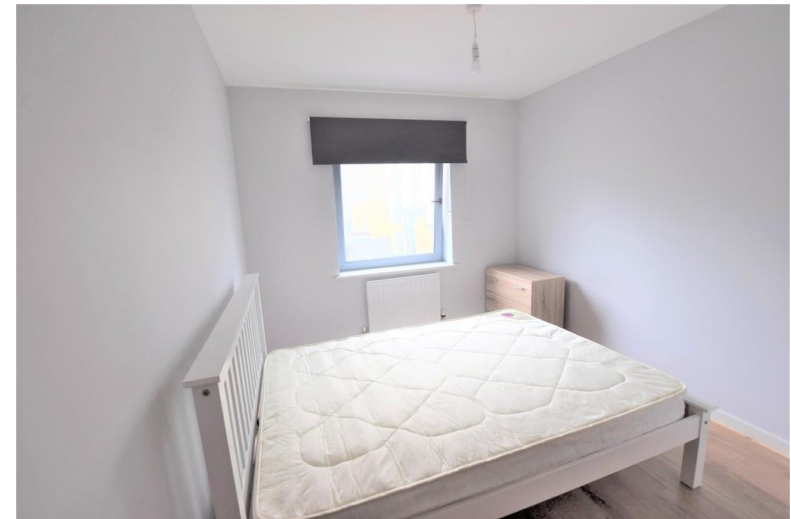
## Marine House, Quayside Drive

Colchester, CO2 8FX

Guide Price £125,000 - £135,000

**\*\* INVESTMENT ONLY \*\***

Located within ideal proximity to Essex university is this one bedroom apartment. The property has a balcony and a open plan living area. The property is also currently let for £850pcm until September 2024 giving an approx. yield of 7.85% - 7.29%.



# Property Features

- ONE BEDROOM
- ALLOCATED PARKING
- LET AT £850pcm
- BALCONY
- CLOSE TO ESSEX UNIVERSITY
- HYTHE LOCATION
- CLOSE TO HYTHE TRAIN STATION
- CLOSE TO SHOPS
- INVESTORS
- YEILD OF 7.85% - 7.29%

# Full Description

## OVERVIEW

\*\*\* GUIDE PRICE OF £130,000 - £140,000 \*\*\*

\*\* INVESTMENT ONLY \*\*

Located within ideal proximity to Essex university is this one bedroom apartment. The property has a balcony and a open plan living area. The property is also currently let for £850pcm until September 2024 giving an approx. yield of 7.85% - 7.29%.

## ENTRANCE HALL

Radiator and doors to;

## OPEN PLAN LIVING AREA

18' 1" x 9' 11" (5.51m x 3.02m) Matching base and eye level units, integrated fridge/freezer, stainless steel sink bowl with drainer, space for a washing machine, double glazed sliding doors to balcony and double glazed windows to front.

## BATHROOM

Low level WC, pedestal wash hand basin, panelled bath with shower over, chrome heated towel rail and a obscured double glazed window to front.

## BEDROOM

12' 1" x 9' (3.68m x 2.74m)

## ALLOCATED PARKING

## AGENTS NOTES

EPC rating - C

Council Tax band - A

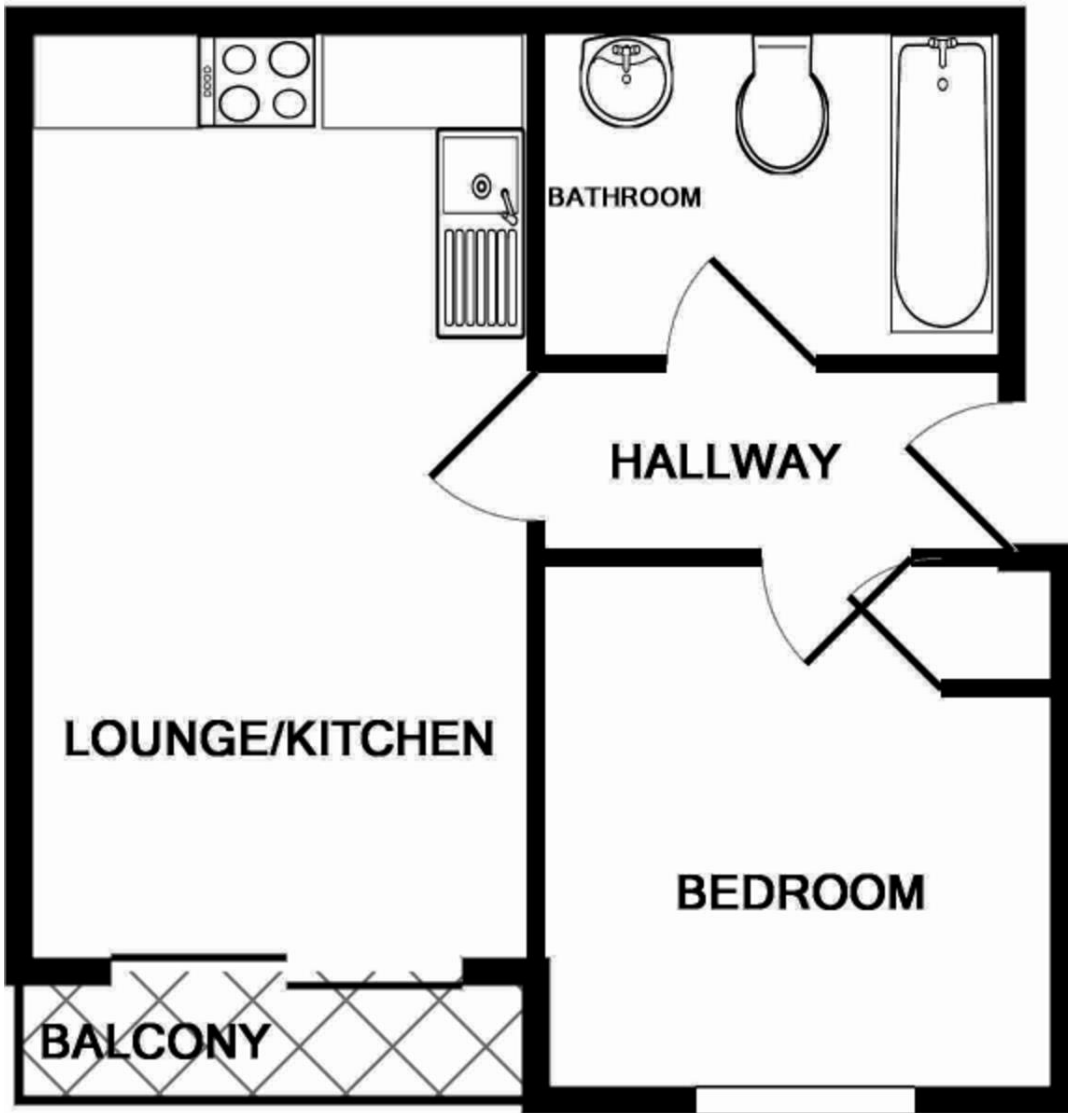
Service Charge - £958.74 PA

Ground Rent - £200 PA

Years remaining on this lease: 137 years

This property is currently let and managed by Jackson and Co and will continue to be with the new owner





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	80   c	80   c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements