



## Forrest Road, offers over £330,000

- council tax band D
- Calling all investors
- Sold with tenants in SITU - achieving £1300pcm
- Three bedrooms
- Two reception rooms
- EPC Rating: C

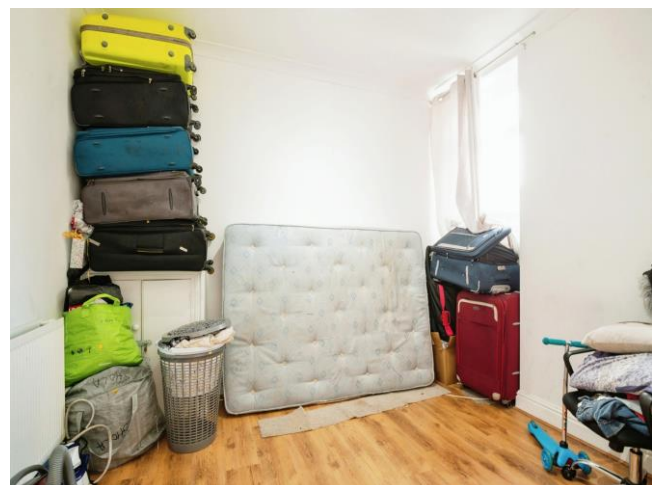
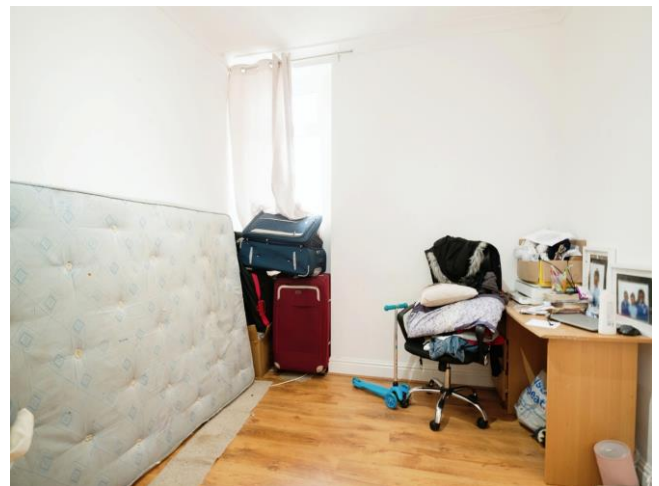


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## About the property

Viewing strictly by appointment only, call now to get yourself offer ready before viewing! Sold with tenants in Situ, this three bed, three reception room property would make an ideal investment. Current tenants paying £1300pcm.





## Accommodation

### Entrance

### Lounge

12' 3" x 11' 4" ( 3.73m x 3.45m )

### Reception Room Two

### Dining Room

10' 6" x 9' 4" ( 3.20m x 2.84m )

### Kitchen

11' 2" x 9' 6" ( 3.40m x 2.90m )

### Utility

### Bedroom One

15' 3" x 9' 6" ( 4.65m x 2.90m )

### Bedroom Two

10' 8" x 6' 6" ( 3.25m x 1.98m )

### Bedroom Three

12' 2" x 10' ( 3.71m x 3.05m )

### Bathroom

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## Floorplan



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](http://www.focalagent.com)

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