

ARDEN & WAY

BLOCK MANAGEMENT & LETTINGS



66 Billys Copse
, Havant, PO9 5DL

Asking price £142,500

Arden & Way are please to present to the market this modern Two-Bedroom Flat situated in Leigh Park with a guide price of £142,000 | Estimated Rent: £1,000 PCM | Gross Yield: 8.42%
This beautifully presented two-bedroom flat is situated on a quiet, private road in Leigh Park, offering stylish, low-maintenance living with excellent access to local amenities. Ideal for investors, first-time buyers or down sizers, the property benefits from its own private entrance and a range of modern features

?? Key Features:

- Own private entrance – not shared
- Separate garage plus allocated parking
- Recently redecorated throughout with new carpets
- Modern kitchen with built-in oven and washing machine
- Stylish bathroom with full-size bath and overhead shower
- Double glazing throughout for comfort and efficiency
- Close to shops, schools, and local amenities
- Secure and private location
- Long lease – approx. 135 years remaining

?? Investment Summary:

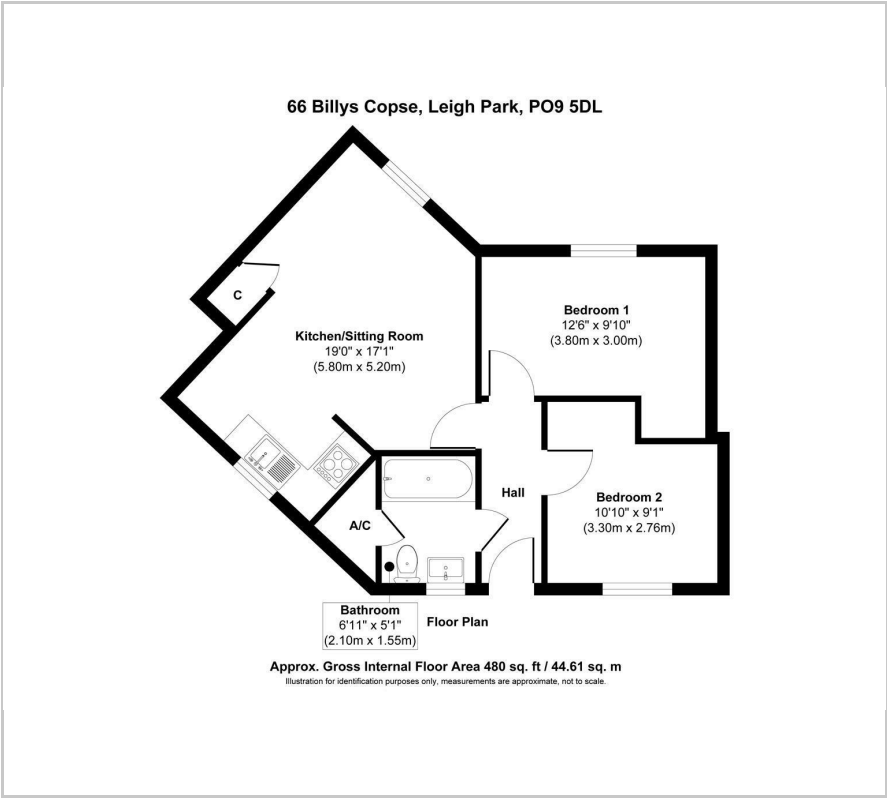
- Estimated rental income: £1,000 PCM
- Gross rental yield: 8.42%
- Service charge: £836.59 per year

Viewing

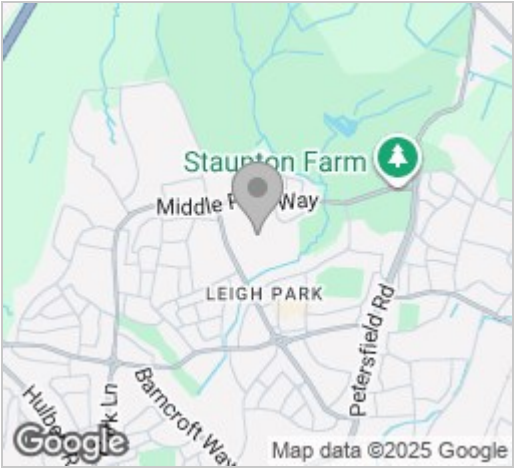
Please contact our Arden & Way Office on 02392 460 899 if you wish to arrange a viewing appointment for this property or require further information.



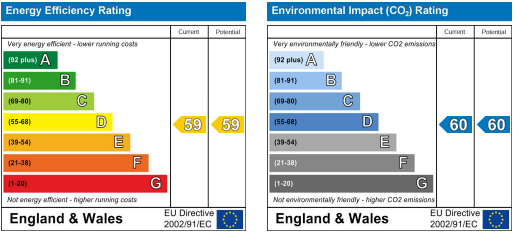
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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