

HUNTERS[®]

HERE TO GET *you* THERE



New Street

Wigton, CA7 9AL

Guide Price £82,500

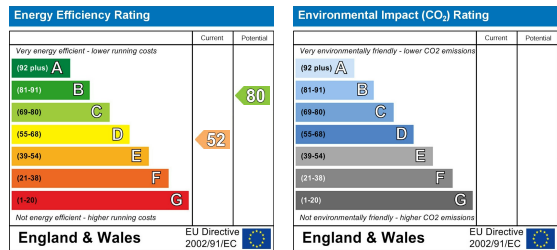


Investment opportunity - renovated house offered with a sitting tenant, a well presented end terrace property in the heart of Wigton, new carpets throughout, lovely fitted kitchen with space for dining, living room, two bedrooms and family bathroom upstairs. There is also a cellar that has been tanked and can be used for storage or possibly a games room. Parking is on-road and there is a shared rear yard and access. Double glazed, central heating and in excellent condition. Achieving £550 pcm representing an 8% gross yield against the purchase price.





Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.