

FOR SALE



South Street, Yeovil

1 Bedroom, 1 Bathroom, Apartment

Asking Price Of £85,000





- Modern Apartment
- Town Centre Location
- Vacant Possession
- Integrated Washing Machine
- One Bed
- Ideal Investment
- 6.9% rental yield

ATTENTION INVESTORS!

A great opportunity to purchase this town centre apartment which is within a stone's throw of all of Yeovil's shops and services. The flat comprises of an open plan lounge/kitchen area, 1 double bedroom and a bathroom.

Currently tenanted, achieving a rental yield of 6.8% with minimal maintenance costs, this is an ideal investment property.

BEDROOM 12' 10" x 9' 8" (3.91m x 2.95m) Beige carpet, cream painted walls, single aspect window.

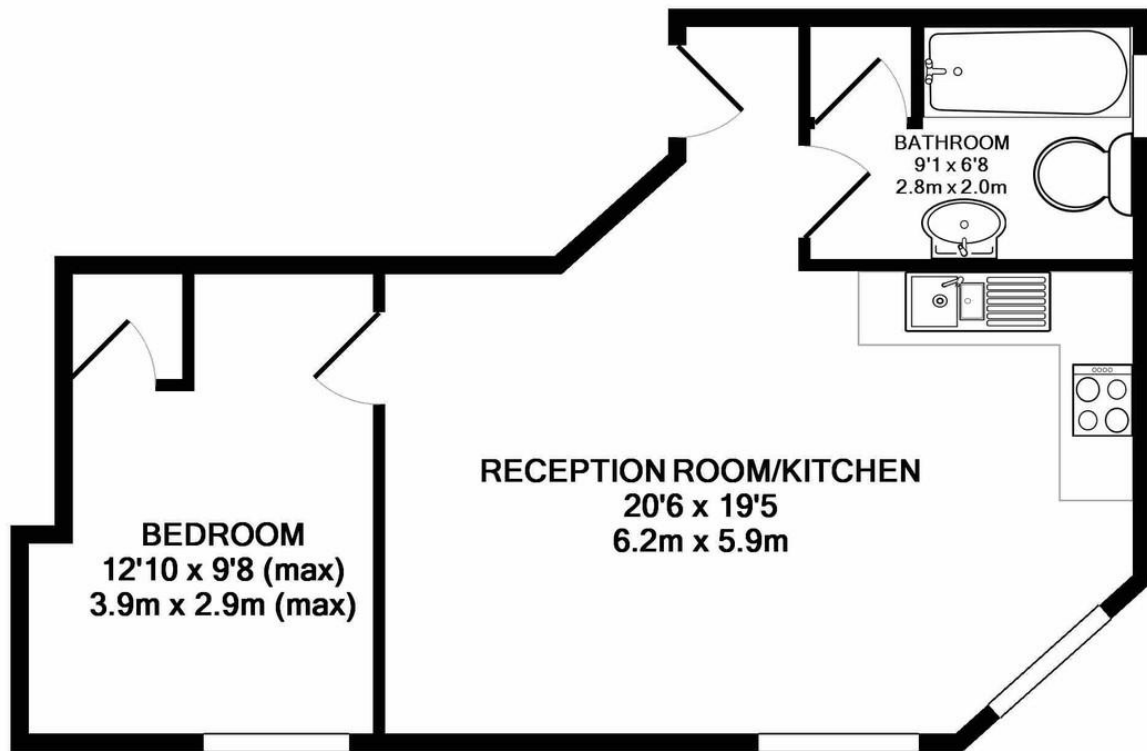
RECEPTION ROOM/KITCHEN 20' 6" x 19' 5" (6.25m x 5.92m) Beige carpet, grey lino flooring in kitchen area, range of wooden effect cupboards, built in washing machine, beige tiled splash backs, built in oven and electric hob, stainless steel cooker hood with extractor.

BATHROOM 9' 1" x 6' 8" (2.77m x 2.03m) Grey tile effect lino, white suite, white tiled bath surround, white painted walls, single aspect window.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	45	46
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	47	47
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England, Scotland & Wales		EU Directive 2002/91/EC	





TOTAL APPROX. FLOOR AREA 453 SQ.FT. (42.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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