

LEASEHOLD



Apartment (EPC Rating: )

**1 OAKWOOD HOUSE, 85 OXFORD STREET,  
LEICESTER, LE1 5XY**

**Guide Price**

**£75,000**



# 1 Bedroom Apartment located in Leicester


Seths Estate Agents are delighted to offer this fantastic one-bedroom apartment for sale in Oakwood House. Currently, let at £700 per calendar month, this property presents an excellent investment opportunity with a strong rental yield.

This apartment is being sold via the Modern Method of Auction with a guide price of £75,000. Please note that terms and conditions apply. This secure and transparent process allows buyers to bid with confidence, making it ideal for potential buyers.

For further details or to arrange a viewing, please contact Seths Estate Agents at 0116 266 9977.

Council Tax Band

Energy Performance Graph

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

Call us on

**0116 266 9977**

**[sales@seths.co.uk](mailto:sales@seths.co.uk)**

**[www.seths.co.uk](http://www.seths.co.uk)**

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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 are advised to recheck the measurements.