



Walnut Close, Brandon, IP27 0SP

welcome to

Walnut Close, Brandon

Being sold with TENANTS ALREADY IN SITU, this end terraced home is ideally located within walking distance of Brandon's amenities and forestry walks, making it a perfect choice for INVESTORS seeking a LOW MAINTENANCE and WELL PRESENTED property with a GREAT RETURN!

Summary

Offered to the market with no onward chain and with tenants already in situ, this end terraced home presents an excellent opportunity for both first time buyers and investors alike.

Positioned within a popular and family friendly area of Brandon, the property is ideally located within easy walking distance of the town's wide range of amenities, well-regarded schools and picturesque forestry walks-making it a superb setting for everyday living.

The home itself is modern and well presented while still offering scope for further personalisation. A bright and welcoming lounge provides a comfortable space for relaxing or entertaining, followed by a contemporary and well equipped kitchen/diner to the rear. Upstairs, the accommodation continues with two good sized bedrooms and a family bathroom.

Outside, the rear garden is largely laid to lawn and offers a low maintenance yet versatile space, ideal for unwinding, entertaining or future landscaping. With a small garden to the front and onward chain free status, this is a superb home that's ready to move into or let immediately.

Viewing is highly recommended!

The Accommodation

Entrance door to:

Living Room

13' 1" x 13' 4" (3.99m x 4.06m)

With door to front, dual aspect windows to both the front and side and two radiators.

Kitchen / Diner

8' 6" x 13' 9" (2.59m x 4.19m)

With a range of fitted kitchen units at wall and base level with work surface over, inset sink unit with mixer tap and drainer over, integrated oven and hob, space and plumbing for washing machine, space for fridge/freezer, two windows to rear, door to rear and radiator.

First Floor Landing

With built in storage cupboard and window to side.

Bedroom One

10' 10" x 10' 6" (3.30m x 3.20m)

With built in wardrobe, window to front and radiator.

Bedroom Two

6' x 11' 1" (1.83m x 3.38m)

With built in wardrobe, window to rear and radiator.

Bathroom

With W.C, wash hand basin with mixer tap over, bath with mixer tap and shower attachment over, window to rear and radiator.

Outside

Rear Garden

To the rear of the property is a garden with a lawned area, paved patio and gate to the side.





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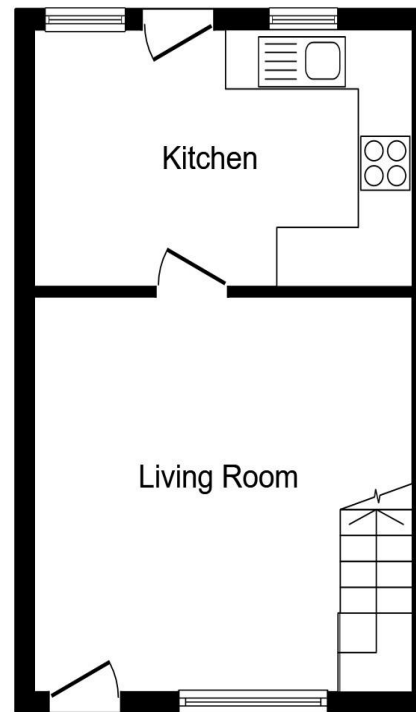
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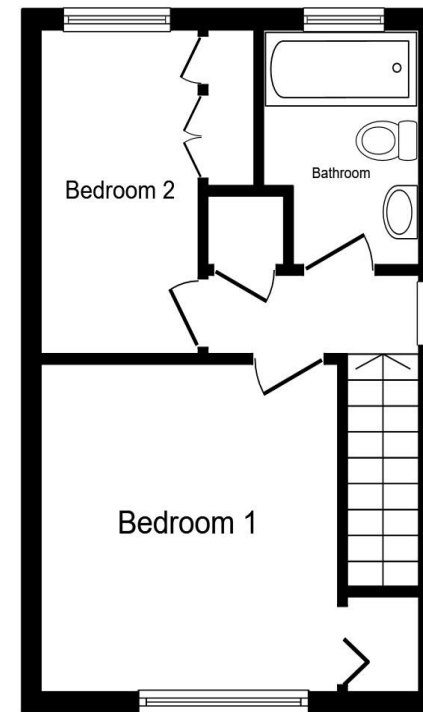
- ATTENTION INVESTORS!
- Being Sold with Tenants in Situ, Paying £1,150pcm
- End Terraced House, Sold with No Chain!
- Walking Distance to Brandon's Town Centre
- Close to Schools and Forestry Walks
- Ideal for First Time Buyers or Investors
- Modern Kitchen with Space for Dining
- Great Rental Investment with a Yield of Almost 7%!

Tenure: Freehold EPC Rating: D
Council Tax Band: A

£200,000



Ground Floor



First Floor

Total floor area 56.3 m² (606 sq.ft.) approx

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.propertybox.io



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Property Ref:
BRD110870 - 0002

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