10-12 Hills Lane Drive Madeley, Telford, Shropshire, TF7 4BP
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47 Villa Court, Telford, TF7 5AG
Offers in the region of £65,000

Situated in the heart of Madeley, this second floor apartment is offered for sale with a tenant in situ, making it an attractive opportunity for investors seeking an immediate rental income.

Currently achieving £650 per calendar month, the property offers an impressive 12% gross rental yield, making it a particularly appealing addition to any investment portfolio. Highly recommended for consideration, the apartment provides ready-made investment potential with an established tenant already in place.

The accommodation briefly comprises an entrance hallway, open-plan sitting/dining room and kitchen, a double bedroom and bathroom.

Further benefits include UPVC double glazing and gas-fired central heating.

Communal parking is available nearby, whilst Madeley's range of local shops, amenities and facilities are all within easy reach.

Available to investors only.

HALLWAY

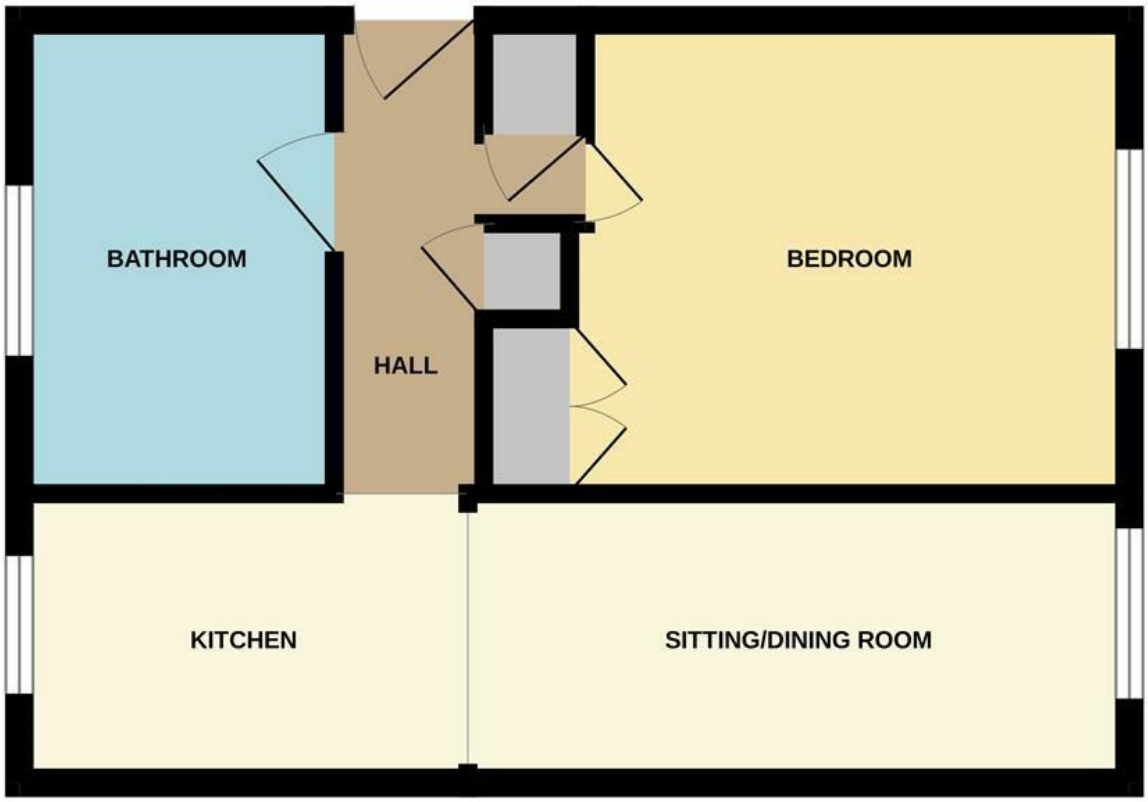
SITTING/DINING ROOM
13'5" x 5'10" (4.1m x 1.8m)

KITCHEN
9'2" x 5'10" (2.8m x 1.8m)

BEDROOM
11'5" x 9'10" (3.5m x 3.0m)

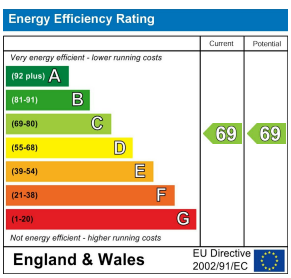
BATHROOM

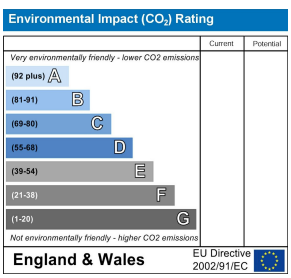
GROUND FLOOR



TF7 5AG

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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