



## Flat 101, Tivoli House South Street, Hull, HU1 3AX Offers Over £70,000

 1  1  1  E

### INVESTMENT PROPERTY FOR SALE

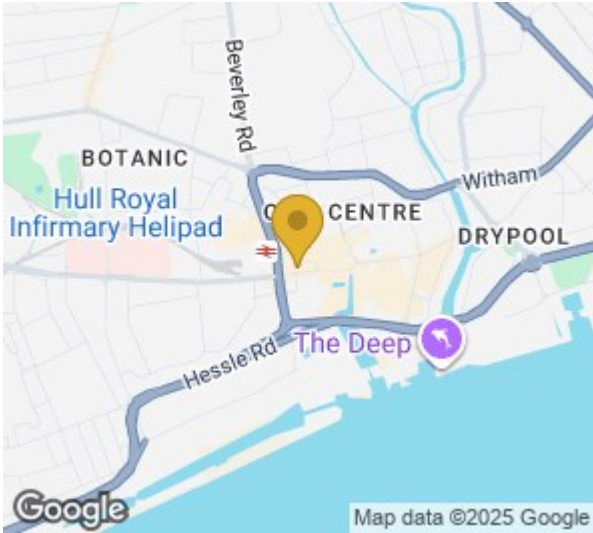
1-bedroom flat situated in Hull City Centre. Comprises of an open-plan lounge & kitchen that is fully-furnished and fully-fitted to include all integrated appliances; separate double-bedroom & modern bathroom.

Tenants currently paying £600 per calendar month, offering a gross yield of 9%.

### VIEWING

To arrange a viewing on this property or require further information please contact one of our team on 01482 342445





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	47	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.