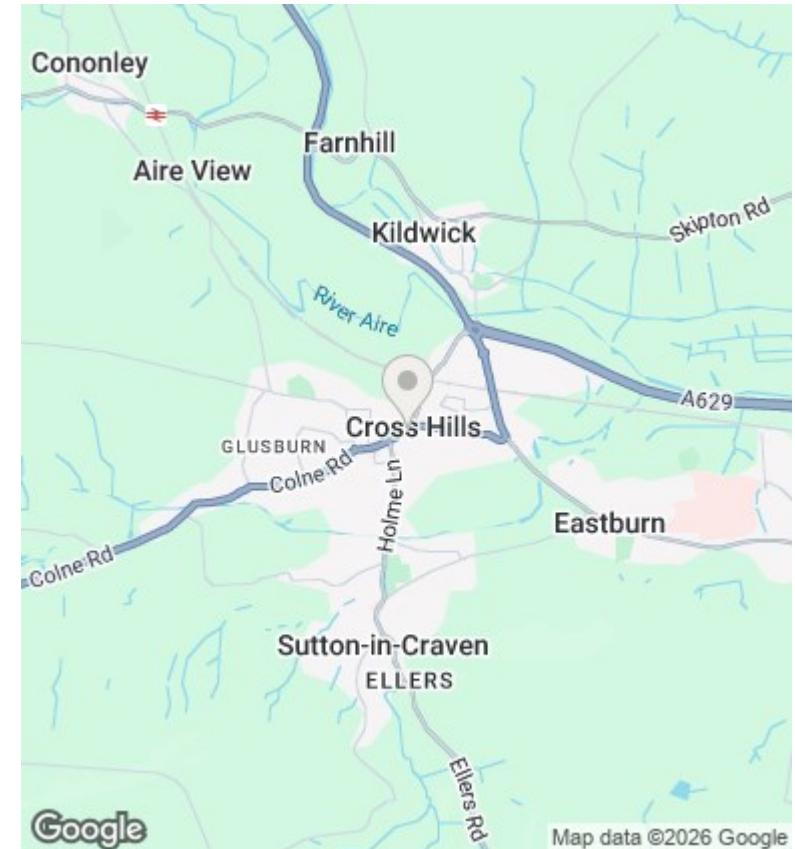




## Flat B, 69 Main Street, Cross Hills, BD20 8PH

**Asking Price £89,950**

- FIRST FLOOR APARTMENT WITH ONE BEDROOM
- SELLING WITH SITTING TENANT - RENTAL INCOME OF £650 PCM
- PARKING SPACE TO THE REAR
- SITTING AREA TO THE REAR
- ENCLOSED FORECOURT
- GAS FIRED CENTRAL HEATING
- UPVC DOUBLE GLAZING
- LEASE 900 YEARS REMAINING



## Directions

### Viewings

Viewings by arrangement only. Call 01535 636238 to make an appointment.

### Council Tax Band

A

### EPC Rating:

E

| Energy Efficiency Rating                    |                         |           |
|---|-------------------------|-----------|
|   | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   |                         |           |
| (69-80) C                                   | 73                      |           |
| (55-68) D                                   |                         |           |
| (39-54) E                                   | 40                      |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |