



10 Marshall Street, King's Lynn, PE30 1PG

58-59 Norfolk Street, King's Lynn PE30 1AG

£330,000

Bedrooms: 6 | Bathrooms: 6 | Receptions: 4

Prime Town Centre Investment – Block of 4 Self-Contained Flats – For Sale as a Going Concern

A rare opportunity to acquire a fully let block of four self-contained flats, offered for sale as a whole and as a going concern, providing an immediate income stream and an excellent yield investment.

The building is arranged to offer four well-designed units with independent access, appealing strongly to the rental market:

Flats A & B (as labelled on floor plan) – Two one-bedroom ground floor flats, accessed directly from Norfolk Street

Flats C & D (as labelled on floor plan) – Two spacious two-storey flats, each offering two bedrooms and two bathrooms, accessed via Marshall Street

All flats benefit from electric heating and are currently occupied by good tenants, making this an ideal hands-off investment from day one.

The property occupies a highly desirable town centre position, within easy reach of a wide range of amenities and offering excellent access to the railway station, ensuring continued tenant demand.

To the rear of the building, at the Marshall Street end, there is a shared courtyard area for residents. The sale includes the freehold interest, adding long-term security and flexibility for the purchaser.

Early viewing is highly recommended to appreciate the quality and income potential of this attractive investment opportunity offering in the region of **9%* gross yield**.

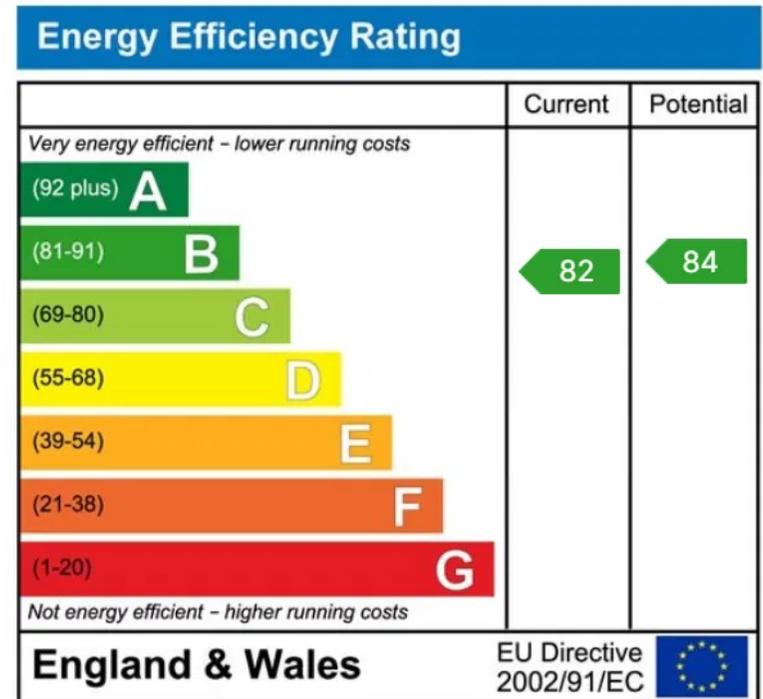
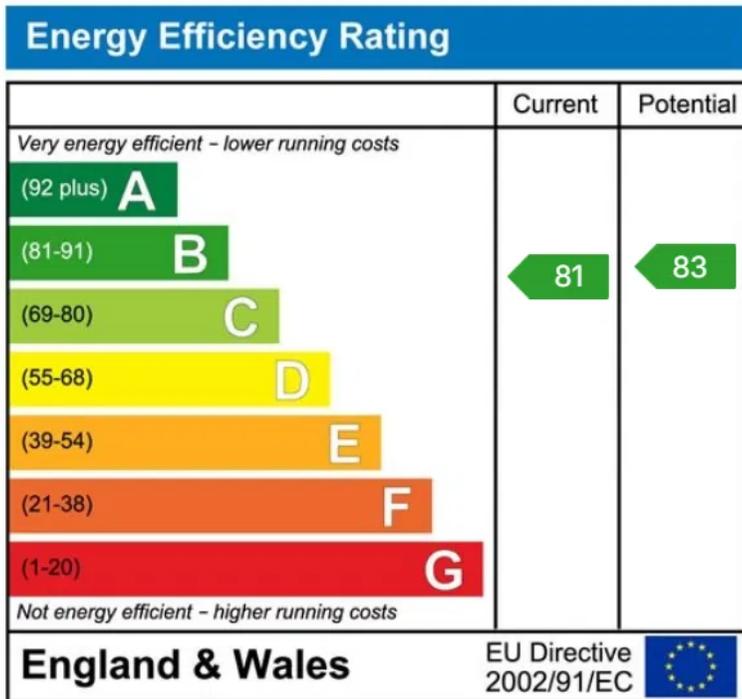
- **Figures are correct at the time of writing - 27.01.26**

Property Type: Block of Flats

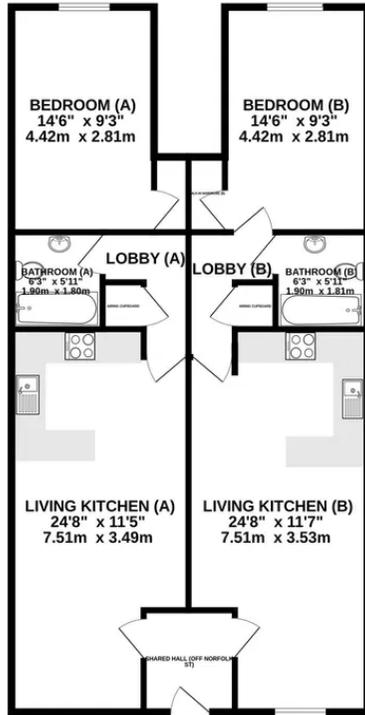
- Superb investment opportunity
- 4 Flats
- 2 x 1 bed & 2 x 2 bed
- Town centre
- Freehold included
- Tenants in situ
- Electric heating
- Generating approx. £31,800pa
- Excellent yield
- No chain

Disclaimer

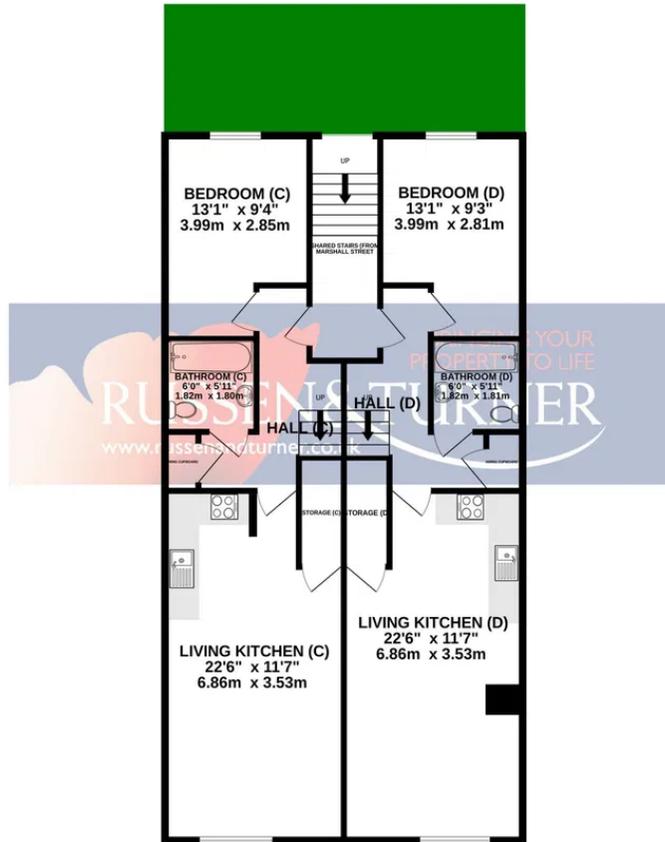
1. To meet money-laundering regulations, all buyers will need to complete an ID check. We'll ask you to provide the necessary documents, and there's a small fee of £20.50 per client for this service.
2. We do our best to make sure our property details are fair, accurate, and up to date, but they're meant as a general guide only. If there's anything particularly important to you, please get in touch – we'll be happy to look into it further.
3. All measurements are provided as a guide and may not be exact.
4. We haven't tested any of the property's services, equipment, or appliances. We recommend that buyers arrange their own survey or service checks before making a final offer.
5. These details are provided in good faith, but they don't form part of any offer or contract. Buyers should verify any points that are important to them before proceeding.



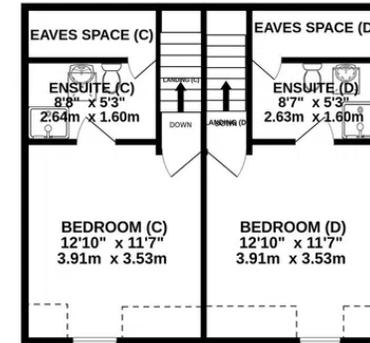
GROUND FLOOR
999 sq.ft. (92.8 sq.m.) approx.



1ST FLOOR
1044 sq.ft. (97.0 sq.m.) approx.



2ND FLOOR
498 sq.ft. (46.3 sq.m.) approx.



TOTAL FLOOR AREA : 2542 sq.ft. (236.1 sq.m.) approx.

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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