

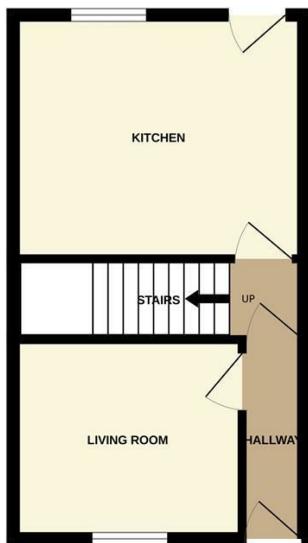


**Water Street,
Bangor
2 Bed
House
Asking Price
£123,000**

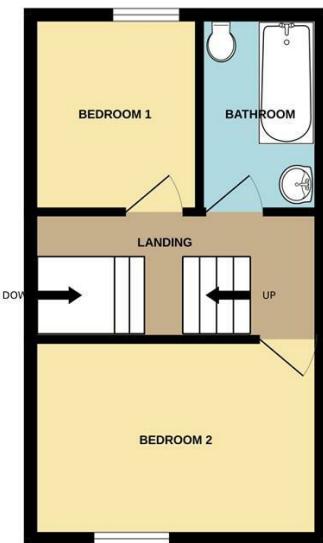


**VARCITY
LIVING**
Sales | Lettings

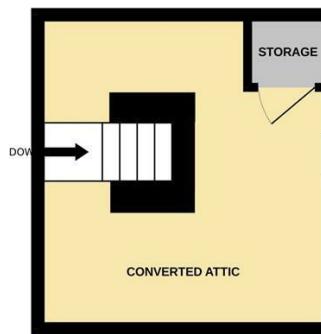
GROUND FLOOR
294 sq.ft. (27.3 sq.m.) approx.



1ST FLOOR
294 sq.ft. (27.3 sq.m.) approx.



2ND FLOOR
164 sq.ft. (15.2 sq.m.) approx.



Located just a 2 minute walk from the sea-front, this 2 bedroomed middle terraced investment property is offered with tenants in-situ and current income of £9942 pa plus tenants secured for 26/27 at £10,354 pa. Located just a two-minute walk from the seafront.

Internally, the home includes two fully furnished bedrooms on the first floor, each equipped with a bed, study desk and chair, and storage furniture. The spacious kitchen and dining area come with all essential appliances, including an oven and hob, fridge/freezer, generous storage, and a dining table with chairs. The comfortable living room offers a relaxing communal space, while the converted attic space with a window looking out to sea is ideal for use as a study area or additional storage.

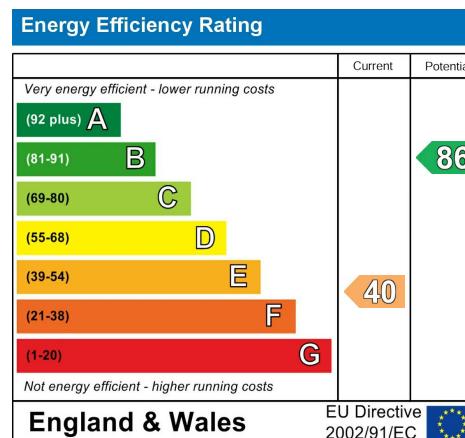
Overall, this is a secure and attractive investment, combining a strong rental yield with a prime coastal location offering both convenience and scenic beauty.

CONTACT

1 College Road
Bangor
Gwynedd
LL57 2AN

E: sales@varcityltd.com
T: 01248 719254
www.varcityliving.co.uk

- Two Bedroom Investment Property
- Income 25/26 £9942.43 pa & 26/27 £10,354 pa
- Spacious Kitchen
- Two Minute Walk to Seafront
- Rental Income Secured Until 30/06/2027
- Converted Attic
- Fully Furnished
- Rear Garden Area



VARCITY
LIVING
Sales | Lettings