



4 bed pair of flats to buy in NE63

Park View, Ashington, Ashington,
Northumberland, NE63 8HR

£125,000

 x 4  x 2  x 2

Tenure

Freehold

Garage parking

Property features

- ✓ Freehold Investment Opportunity
- ✓ Two Self-Contained Two Bedroom
- ✓ Long-Standing Tenants in Place
- ✓ Combined Current Rental Income of £905 PCM
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTC (fibre to the cabinet)
- ✓ Mobile signal: Good

Arrange a viewing

Garreth Young
Branch Manager
Ashington

01670 568096
ashington@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

An ideal investment opportunity comprising two spacious two-bedroom flats, both sold with long-standing tenants in place.

The ground floor flat is currently let at £465 PCM, while the first floor flat is currently let at £440 PCM, with a £15 PCM rent increase already in place to begin November 2026.

Both flats are well maintained and benefit from gas combination boiler heating, with accommodation including good-sized living areas, kitchens, bathrooms and two bedrooms.

The property is freehold and also benefits from a garage to the rear, accessible from the yard attached to the ground floor flat.

A ready-made investment with established tenants already in occupation, ideal for landlords looking to add to an existing portfolio.

Council Tax Band: A

Tenure: Freehold

Price: TENANTED INVESTMENT £125,000

Property Type: Pair of Flats

Parking: Garage, On Street

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTC (fibre to the cabinet)

Mobile signal coverage: Good

GROUND FLOOR FLAT

Lounge

4.31m x 4.24m (14'1" x 13'10")

Spacious lounge with front-facing window and radiator.



Dining Room / Bedroom Two

3.40m x 4.20m (11'1" x 13'9")

Good-sized room with window, door to rear external and radiator.



Bedroom One

2.39m x 2.98m (7'10" x 9'9")

Bedroom with window and radiator.



Kitchen

2.11m x 2.76m (6'11" x 9'0")

Fitted with a range of wall and base units, work surfaces, sink and drainer, gas hob and space for appliances.



Shower Room

Fitted with a shower enclosure, wash hand basin and WC.



Garage

2.26m x 5.59m (7'4" x 18'4")

Up and over door, side door, power and light.



UPPER FLAT

Landing

Carpeted flooring and radiator



Lounge Diner

3.51m x 4.21m (11'6" x 13'9")

Spacious lounge and dining area with window and radiator.



Master Bedroom

4.01m x 4.27m (13'1" x 14'0")

Large double bedroom with window and radiator.



Bedroom Two

2.35m x 3.01m (7'8" x 9'10")

Bedroom with window and radiator.



Kitchen.

2.17m x 2.38m (7'1" x 7'9")

Fitted with a range of wall and base units, work surfaces, sink and drainer and space for appliances.



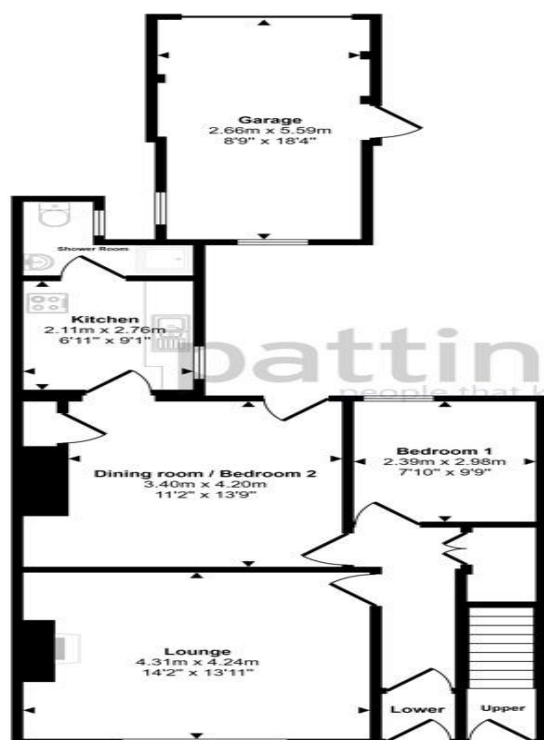
Bathroom

2.28m x 2.82m (7'5" x 9'3")

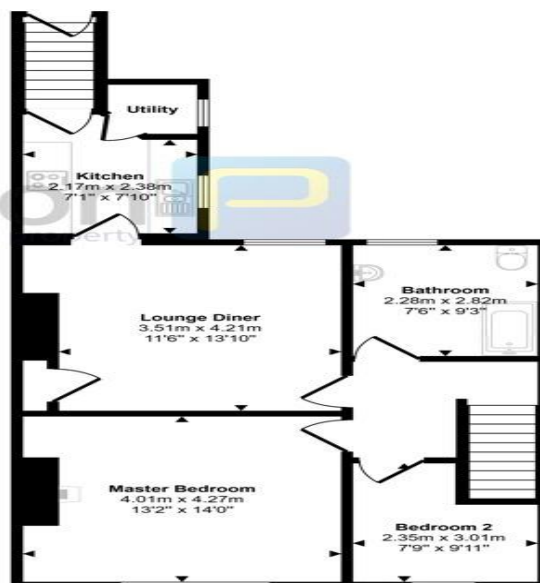
Bath with shower above, wash hand basin and WC, double glazed window & radiator.



Approx Gross Internal Area
145 sq m / 1556 sq ft



First Floor
Approx 79 sq m / 850 sq ft



First Floor
Approx 66 sq m / 705 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	74	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Park View, Ashington, Ashington, Northumberland, NE63 8HR

Contact your local branch today for more information on this property:

95 Station Road, Ashington, Northumberland, NE63 8RS, Tel: 01670 568096, ashington@pattinson.co.uk,
www.pattinson.co.uk

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

