

3 bed maisonette to buy in NE37

Wellington Court, Washington, Tyne and Wear, NE37 3DT

£45,000 Starting Bid

x 3 x 1 x 1

Tenure	Size
Leasehold	**1023 sq ft / 95 sq m**

On Street parking

Chain free

Property features

- Attractive investment opportunity
- Potential 16.8% annual rental yield
- Potential rental income upto £700 PCM (£8,400 PA)
- Spacious ground-floor duplex maisonette
- EPC Rating C

Key Information

- Council Tax: Band A
- EPC Rating: C
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water

Arrange a viewing

Sam Tollett
Senior Manager
Washington

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- Flexible viewing slots
- Accompanied viewings

Description

INVESTMENT OPPORTUNITY – 16.8% POTENTIAL ANNUAL RENTAL YIELD

An excellent buy-to-let investment opportunity offering an attractive rental yield and the potential for an enhanced income stream.

This spacious ground-floor duplex maisonette is situated in Wellington Court, Sulgrave, and is currently let to a tenant, providing an established rental income.

The property offers versatile accommodation arranged over two floors. The ground floor briefly comprises an entrance hallway, open-plan kitchen and dining area, spacious lounge and a study which could potentially be used as an additional bedroom.

To the upper floor are well-proportioned bedrooms and a family bathroom.

Externally, the property benefits from an enclosed rear garden, communal gardens and parking.

The property offers the potential to generate up to £700 per month (£8,400 per annum) in additional rental income, presenting an appealing opportunity to maximise returns and achieve a potential annual rental yield of 16.8%.

Ideally located close to local schools, transport links and everyday amenities, the property is also within a short driving distance of Albany Park and The Galleries Shopping Centre.

An appealing opportunity for landlords and investors seeking an income-producing property with established rental income and further potential to enhance returns.

For sale by online auction.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 52

Price: Starting Bid £45,000

Property Type: Maisonette

Build Size: 95 sq m

USPs: Chain free

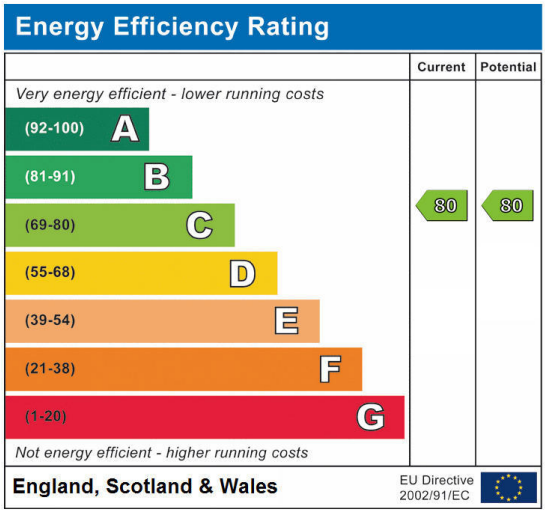
Parking: On Street

Heating: Gas

Electric: National Grid

Water: Direct mains water





Wellington Court, Washington, Tyne and Wear, NE37 3DT

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

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