



2 bed apartment to buy in M40

Lower Vickers Street, Manchester, Greater Manchester, M40 7LJ

£95,000 Starting Bid

 x 2  x 1  x 1

Tenure

Leasehold

Allocated parking

Property features

- ✓ Being Sold via Secure Sale Online Bidding. Terms & Conditions apply.
- ✓ Great Property
- ✓ Two Double Bedrooms
- ✓ 714 sq ft Living Space
- ✓ EPC Rating D

Key Information

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

Arrange a viewing

Abigail Hall
Branch Manager
North West Auction

0191 7371 168
northwest@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Positioned on the second floor, this delightful period apartment presents an excellent opportunity for first-time buyers or savvy investors looking to maximise rental income potential. With an impressive annual rental yield of £14,100, equating to a substantial 14.8% gross yield, this property offers a solid investment proposition.

Boasting 714 sq ft of living space, this well-maintained home features two bedrooms, making it an ideal choice for small families or professionals. The apartment exudes a bright and airy atmosphere, enhanced by large windows that flood the rooms with natural light. Residents will appreciate the convenience of resident parking, ensuring easy access to their abode.

Located in a prime area with close proximity to amenities, schools, and transport links, this property presents a fantastic opportunity for those seeking a cosy yet stylish living space in a desirable neighbourhood. Secure your viewing today to experience the charm of this second-floor gem.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 112

Annual Ground Rent Amount: £375.00

Annual Service Charge Amount: £2,169.00

Price: Starting Bid £95,000

Property Type: Apartment

Parking: Allocated

Year built: 1869

Construction materials: Brick and block

Listed property: Yes

Heating: Electric

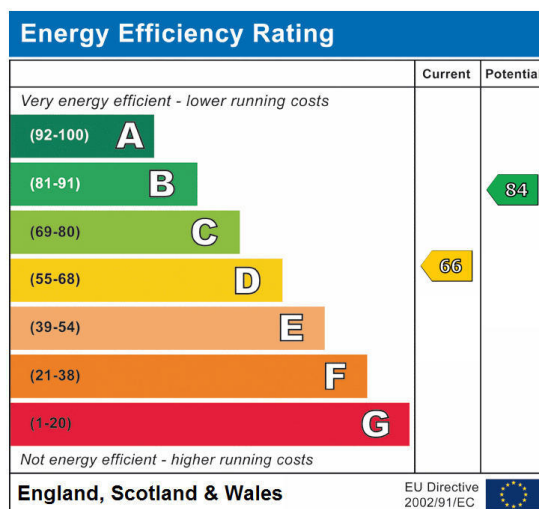
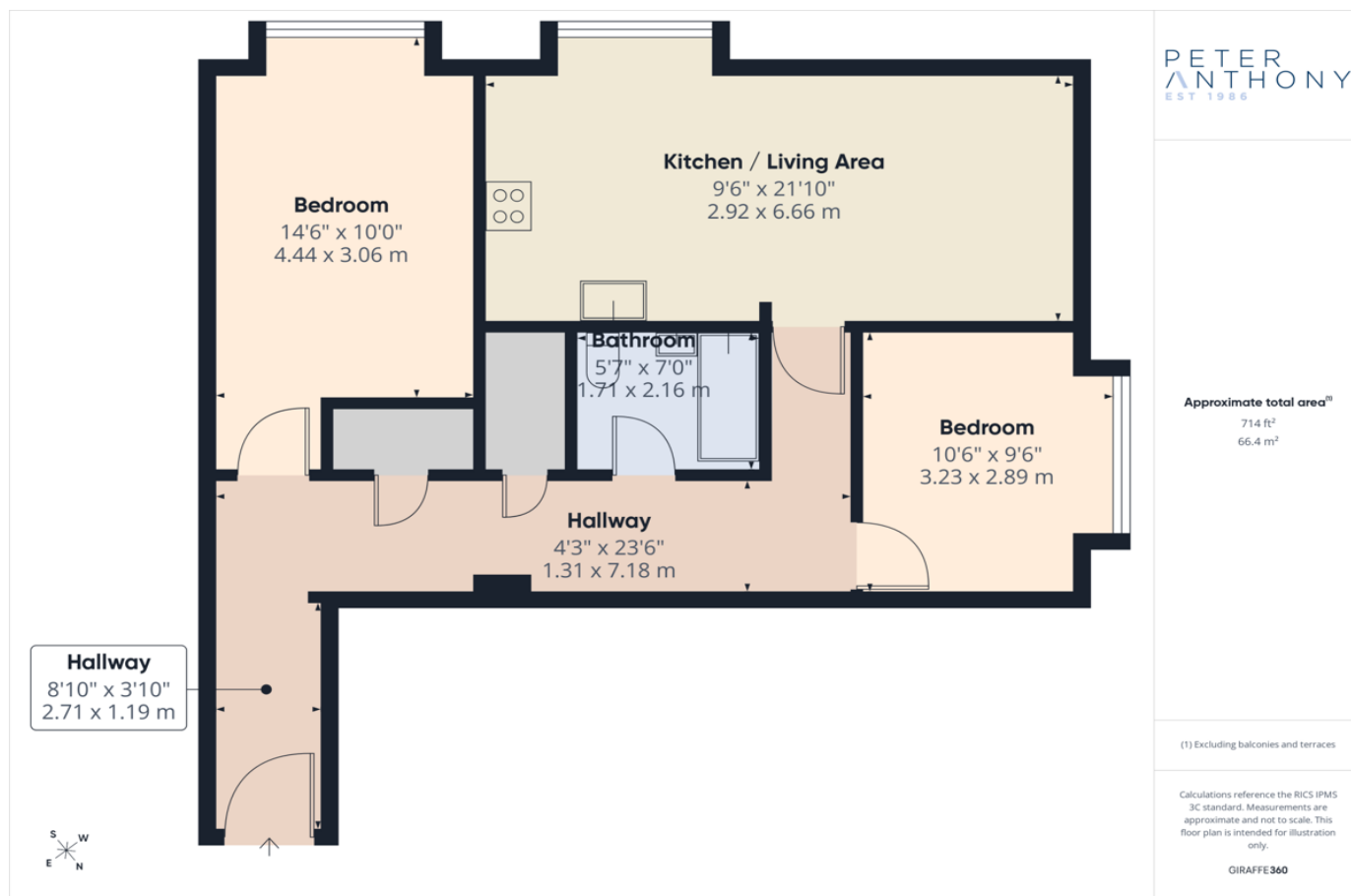
Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No



Lower Vickers Street, Manchester, Greater Manchester, M40 7LJ

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

**Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 7371 168,
northwest@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.

