


## Residential Portfolio in FY4

Lytham Road, Blackpool, Lancashire, FY4 1JH

# £225,000 Starting Bid

Tenure

**Freehold**

Allocated parking

## Property features

- Investment Property Comprising 6 Self-Contained Permanent Flats
- South Shore Blackpool
- Substantial Detached Property
- Desirable Location
- Close to Shops & Amenities

## Arrange a viewing

Lisa Neil
Branch Manager
Commercial National

0191 737 1154
commercial@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

## Description

For Sale Via Online Auction. Fee's Apply.

We are delighted to offer this substantial detached Investment property for sale.

The property comprises 5 tenanted and 1 vacant permanent self-contained flats situated in the desirable location of Lytham Road, being close to Highfield Road shops and amenities.

The tenanted flats are currently let on Assured Shorthold Tenancy Agreements to long standing tenants.

Ground Floor

Flat 1

Lounge/Kitchen/Diner

Bedroom – En- suite shower room with sink & toilet

Ground Floor continued...

Flat 2

Lounge/Kitchen/Diner

Bedroom – En- suite shower room with sink & toilet

Flat 3

Living Room

Kitchen

Bathroom comprising a shower, toilet, and wash basin.

First Floor

Flat 4

Living Room

Kitchen

Bathroom comprising a shower, toilet, and wash basin.

Second Floor

Flat 5

Lounge

Bedroom with En-Suite Shower

Kitchen

Washroom

Flat 6

Lounge

Bedroom with En-Suite Shower

Kitchen

Washroom

EXTERIOR: Substantial Car parking to the front with parking for 8 motor vehicles. Yard to the rear

AGENTS NOTES:

Landlord fed electricity supply (Metro meters installed in all flats)

Central Heating throughout with each flat having its own boiler with gas meter where each individual tenant must top up by pre-payment card.

The property has double glazing.

Sale subject to the fees, terms and conditions of Pattinson Auctions.

We are informed that;

Flat 1 Draws £433.33 p c m

Flat 2 Draws £390.00 p c m

Flat 3 Draws £325.00 p c m

Flat 4 Draws £325.00 p c m

Flat 5 Draws £390.00 p c m

Flat 6 Draws £368.33 p c m

A total annual income of £26,790

Price: Starting Bid £225,000

Property Type: Residential Portfolio

Business Type: Residential Investments

Parking: Allocated, Off Street

## Description

The property comprises 5 tenanted and 1 vacant permanent self-contained flats situated in the desirable location of Lytham Road, being close to Highfield Road shops and amenities.

## Tenure

LA741299 - Freehold

## Location

South Shore Blackpool.

## Additional Information

For further information please contact our office directly on 0191 737 1154, or alternatively via email on commercial@pattinson.co.uk. With regards to viewing subject property, this is to be done strictly by appointment.



Lytham Road, Blackpool, Lancashire, FY4 1JH

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

**Keith Pattinson  Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 737 1154 , commercial@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 firms employment has the authority to make or give any representation or warranty in respect of the property.