

**Auction**

4 bed pair of flats to buy in L34

Kemble Street, Prescot, Merseyside, L34 5SH

£130,000

 Starting Bid

 x 4  x 2  x 2

Tenure

Freehold

On Street parking

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Two apartments sold together
- ✓ Investment opportunity
- ✓ Freehold
- ✓ 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: Cable
- ✓ Mobile signal: Good

Arrange a viewing

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

An excellent opportunity to acquire this freehold block of two self-contained two-bedroom duplex apartments, ideally positioned on Kemble Street, Prescot, L34 5SH. Offering strong rental potential, both apartments are ready to be let, providing investors with the opportunity to generate rental income immediately following completion.

The property comprises two spacious two-bedroom duplex flats, each offering practical accommodation arranged over two levels. The ground floor apartment has been freshly painted and benefits from new carpet, providing a clean and ready-to-occupy finish for prospective tenants.

Both apartments are currently ready for occupation and, based on anticipated market rents, the building has the potential to generate approximately £18,600 per annum, equating to a potential gross yield of approximately 11.6%.

The property is conveniently positioned close to Prescot High Street, placing a wide range of local shops, amenities, cafés, services, and transport links within easy walking distance.

With two ready-to-rent units, strong potential rental income, freehold ownership and a convenient central location, this represents an attractive opportunity for investors looking to acquire a multi-unit residential investment.

Please note, any viewings or offers that take place from this moment must be placed through the auction T&Cs as per the Sellers agreement.

Reception 1

Reception room with new flooring and directly attached to the kitchen

Two apartments sold together

Reception 2

Spacious reception room with dark grey carpeting

Investment opportunity

Kitchen 1

Fully fitted kitchen with space for a dining area directly next to it

Freehold

Bedroom 1

Master bedroom with dark grey carpeting and an en-suite bathroom

Bedroom 2

Double bedroom with dark grey carpeting

Bathroom 1

Three piece suite with a shower, basin and w/c

Spacious reception room with modern feature wall

Kitchen 2

Fully fitted kitchen with access to the reception room

Bedroom 3

Spacious double bedroom with dark grey carpeting and skylight window

Bedroom 4

Double bedroom with dark grey carpeting

Bathroom 2

Three piece suite with a shower, basin and w/c

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £130,000

Property Type: Pair of Flats

Parking: On Street

Year built: 1950

Construction materials: Brick and block

Roofing type: Slate tiles

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

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: Cable

Mobile signal coverage: Good

Approx Gross Internal Area
146 sq m / 1571 sq ft



Flat 1
Approx 40 sq m / 428 sq ft

Flat 1
Approx 44 sq m / 477 sq ft

Flat 2
Approx 44 sq m / 476 sq ft

Denotes head height below 1.5m

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	72	78
(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	

Kemble Street, Prescott, Merseyside, L34 5SH

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

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