2 bed portfolio to buy in NE23

Lindsey Close, Cramlington,
Northumberland, NE23 8EJ

£99,950 Starting Bid

x 2 x 1 x 1

Tenure

Leasehold

Double Garage parking

Property features

- **** FOR SALE VIA ONLINE AUCTION - FEES APPLY ****
- Upper flat potential £650 pcm
- Lower flat currently let £500 pcm
- Two garages
- EPC Rating C

Key Information

- Council Tax: Band A
- EPC Rating: C
- Heating supply: Gas

Arrange a viewing

Teri Dunning
Cramlington

01670 568098
cramlington@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

**** FOR SALE VIA ONLINE AUCTION - FEES APPLY ****

Offered to the market by auction, this superb investment opportunity is situated in the heart of Cramlington—with excellent community amenities and commuter links. The property consists of two separate flats within a single building, accompanied by two garages and gardens to the front and rear, making it an attractive proposition for investors or landlords seeking to expand their portfolio.

The ground floor flat is currently tenanted, yielding a reliable rental income of £500 per calendar month. The upper flat, available with vacant possession, holds a strong potential rental value of approximately £650 per calendar month. Both properties benefit from practical layouts and offer the scope for further enhancement, providing excellent potential to maximise returns.

With two garages included, providing an opportunity to let separately approximately £60 pcm each. The garden to the rear offers outdoor space for both flats, ideal for tenant enjoyment.

Cramlington itself is perfectly placed for modern living, with a wealth of local amenities close by. The Manor Walks Shopping Centre offers a great selection of high street shops and eateries, while leisure activities can be found at the Concordia Leisure Centre and within the greenery of Alexandra Park. Families are well catered for with outstanding local schools, and excellent transport links provide swift access to Newcastle city centre, the A1, and the nearby coast.

Please note the property comes with a low lease, so it is suitable for cash buyers only. There maybe the potential to purchase the freehold. This is a unique chance to acquire a compact portfolio in a popular area, with immediate income and exciting scope for future development.

Don’t miss out on this prime investment opportunity—enquire now to arrange your viewing.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 46

Price: Starting Bid £99,950

Property Type: Portfolio

Parking: Double Garage

Heating: Gas

Entrance hallway

Living Room

Kitchen

Bedroom 1

Bedroom 2

Bathroom

Living Room - flat 15

Kitchen - Flat 15

Bedroom 1 - Flat 15

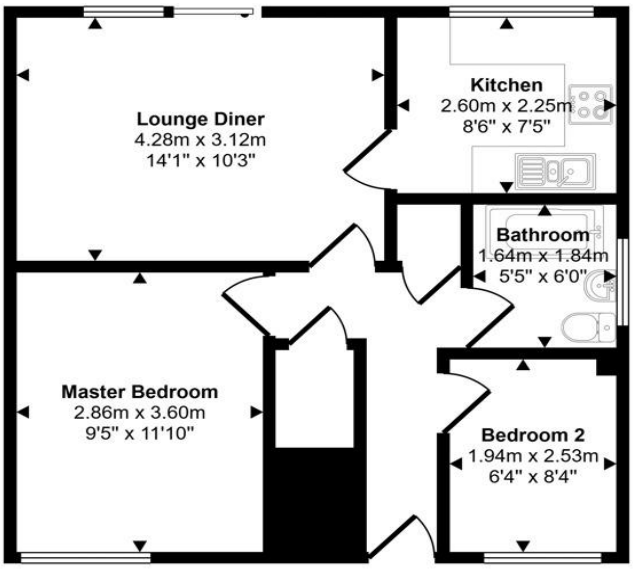
Bedroom 2 - Flat 15

Bathroom - Flat 15

Garages

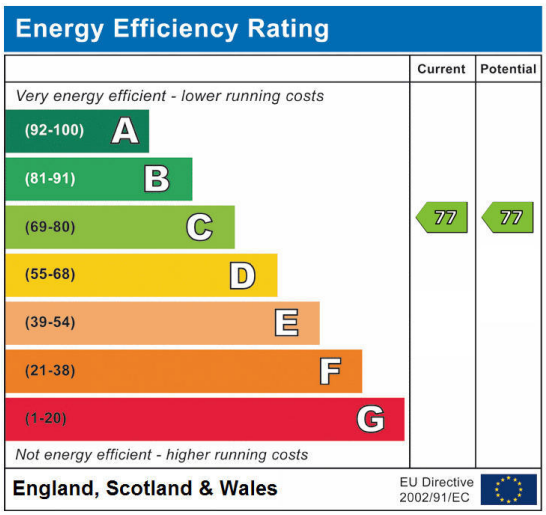
Garden

Approx Gross Internal Area
47 sq m / 502 sq ft



Floorplan

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.



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

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