

4 bed pair of flats to buy in DN32

Stanley Street, Grimsby, Lincoln, Lincolnshire, DN32 8BS

£73,000 Starting Bid

x 4 x 2 x 1

Tenure

Freehold

On Street parking

Property features

- Being Sold via Secure Sale Online Bidding. Terms & Conditions apply.
- Substantial Mid-Terrace Property Converted into Two Self-Contained Flats
- Each Flat Provides Two-Bedroom Accommodation
- Attractive Outlook Overlooking the Park

Key Information

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

Arrange a viewing

Jason Nicholson
Branch Manager
North Auction

0191 425 1510
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- Flexible viewing slots
- Accompanied viewings

Description

Substantial Mid-Terrace Property Converted into Two Self-Contained Flats.

An excellent investment opportunity to acquire this substantial mid-terrace property, converted to provide two spacious, self-contained, two-bedroom flats. Enjoying a pleasant position overlooking the park to the front, the property is conveniently situated for access to Grimsby town centre, local amenities and transport links.

Both flats offer well-proportioned accommodation and benefit from gas-fired central heating and modern uPVC double glazing, with the first-floor flat having been particularly well presented with an attractive modern kitchen and recently fitted bathroom suite.

The ground-floor flat is approached via a communal entrance hall and comprises a living room, inner hallway, two bedrooms, fitted kitchen, rear lobby and bathroom with an attractive white three-piece suite. The ground floor flat is currently let at £500 per calendar month.

The first-floor flat, also accessed from the communal entrance, provides a living room, two bedrooms, an attractive modern fitted kitchen and a bathroom featuring a smart, newly installed suite. A rear staircase provides an additional means of access and escape to the rear of the building.

Externally, the property benefits from garden areas to both the front and rear, with the attractive open outlook across the park being a particular feature.

Offered for sale by auction, this is an excellent opportunity to acquire an established income-producing investment comprising two self-contained flats. Viewing is highly recommended.

Entrance Hall:

With uPVC double glazed door.

Living Room:

3.5m x 3.6m

With radiator and uPVC double glazed window unit.

Inner Hallway:

With radiator.

Bedroom 1

2.8m x 3.9m

With radiator and uPVC double glazed window unit.

Bedroom 2:

2.1m x 3.6m

With radiator and uPVC double glazed window unit.

Kitchen:

3.1m x 4.5m

Partially tiled and fitted with a range of wall and base units incorporating a sink unit with drainer and having gas central heating combination boiler. Radiator and uPVC double glazed window unit.

Rear Entrance Lobby:

With uPVC door.

Bathroom:

2m x 1.7m

Partially tiled and fitted with an attractive white three piece suite comprising panelled bath with mixer tap and shower attachment, pedestal basin and low-flush w.c. Radiator and uPVC double glazed window unit.

Entrance Hall:

With stairs to first floor accommodation.

Landing:

With storage cupboard

Living Room:

4.6m x 3.6m

With radiator and uPVC double glazed window unit.

Bedroom 1:

2.8m x 3.9m

With radiator and uPVC double glazed window unit.

Bedroom 2:

2.1m x 3.6m

With radiator and uPVC double glazed window.

Bathroom:

2.1m x 1.5m

Fitted with a brand new bathroom suite comprising an attractive white three piece suite with panelled bath and mixer tap with shower attachment, pedestal basin and low-flush w.c. uPVC double glazed window unit.

Kitchen:

3.1m x 2.6m

With a range of modern wall and base units incorporating a sink unit with drainer and mixer tap, gas point for cooker, radiator, uPVC double glazed entrance door and uPVC double glazed window unit. Staircase leading to the rear garden.

Selective Licensing.

This property has been identified as being within a Selective Licensing area. Whilst every endeavour has been made to ensure this information is correct, landlords are advised to contact North East Lincolnshire Council to confirm the position and to ensure compliance with any applicable regulations.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £73,000

Property Type: Pair of Flats

Parking: On Street

Construction materials: Brick and block

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

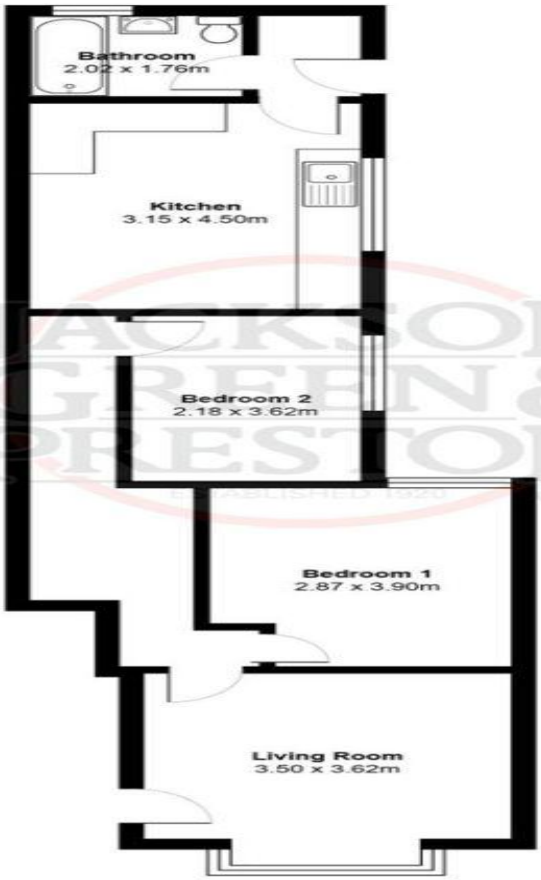
Heating: Gas

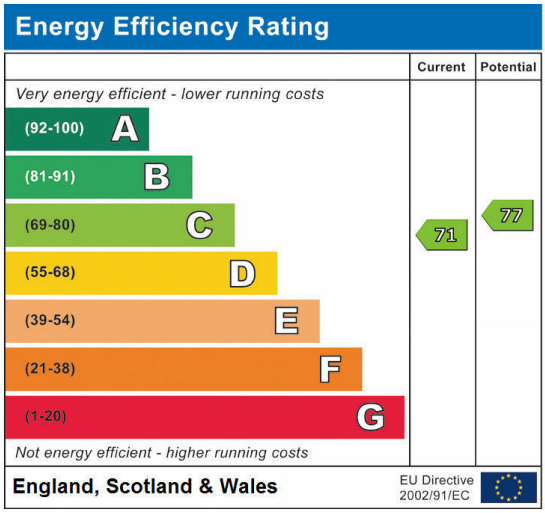
Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No





Stanley Street, Grimsby, Lincoln, Lincolnshire, DN32 8BS

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

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