

Flat 3 Lord Clive, 1-3 Brookfield Road
Portsmouth, Hampshire PO1 5HZ
Offers Over £120,000

cosgroves
Sales, Rentals and Block Management

Flat 3 Lord Clive, 1-3 Brookfield Road, Portsmouth, Hampshire PO1 5HZ

GUIDE PRICE £120,000-£125,000 - THIS PROPERTY CAN BE OFFERED WITH NO CHAIN OR AS AN ONGOING INVESTMENT OPPORTUNITY WITH TENANTS IN SITU PAYING £850PCM. GROSS YIELD OF BETWEEN 8.16%-8.5% PA. ALLOCATED PARKING. We are pleased to bring to the market this 1 bedroom ground floor apartment with off road parking, open plan lounge/kitchen and own private entrance. The accommodation comprises a double bedroom, fitted kitchen with appliances, shower room. Remaining lease term of 106 years. Other benefits include double glazing, gas central heating and covered bike storage. Call now to arrange your accompanied viewing.

Own private entrance to:

Entrance Hall
Radiator, cupboard housing electric meter and consumer unit.

Lounge/Kitchen
15'7 x 16'2 (4.75m x 4.93m)
Double glazed window to side, radiator, cupboard housing boiler. The kitchen area comprises a single drainer stainless steel sink unit with range of wall and base units and work surfaces over. Built in oven, hob and extractor, washing machine, fridge/freezer, part tiled walls.

Bedroom
15'7 x 7'8 (4.75m x 2.34m)
Double glazed window to rear, radiator.

Shower Room
7'8 x x 5'4 (2.34m x x 1.63m)
Suite comprising double shower cubicle, wash hand basin, WC, heated towel rail, part tiled walls, extractor.

Parking
Off road parking space.

Communal Bike Storage
Covered bike storage area.

Additional Information
Tenure - Leasehold
Length of Lease - 110 Years from 24/06/2021 - 106 years remaining
Service Charge - £1845pa
Buildings Insurance - £483.61pa
Ground Rent - £125pa
Council Tax - Band A

The information provided about this property does not constitute or form part of an offer or contract, nor may it be used as a representation.

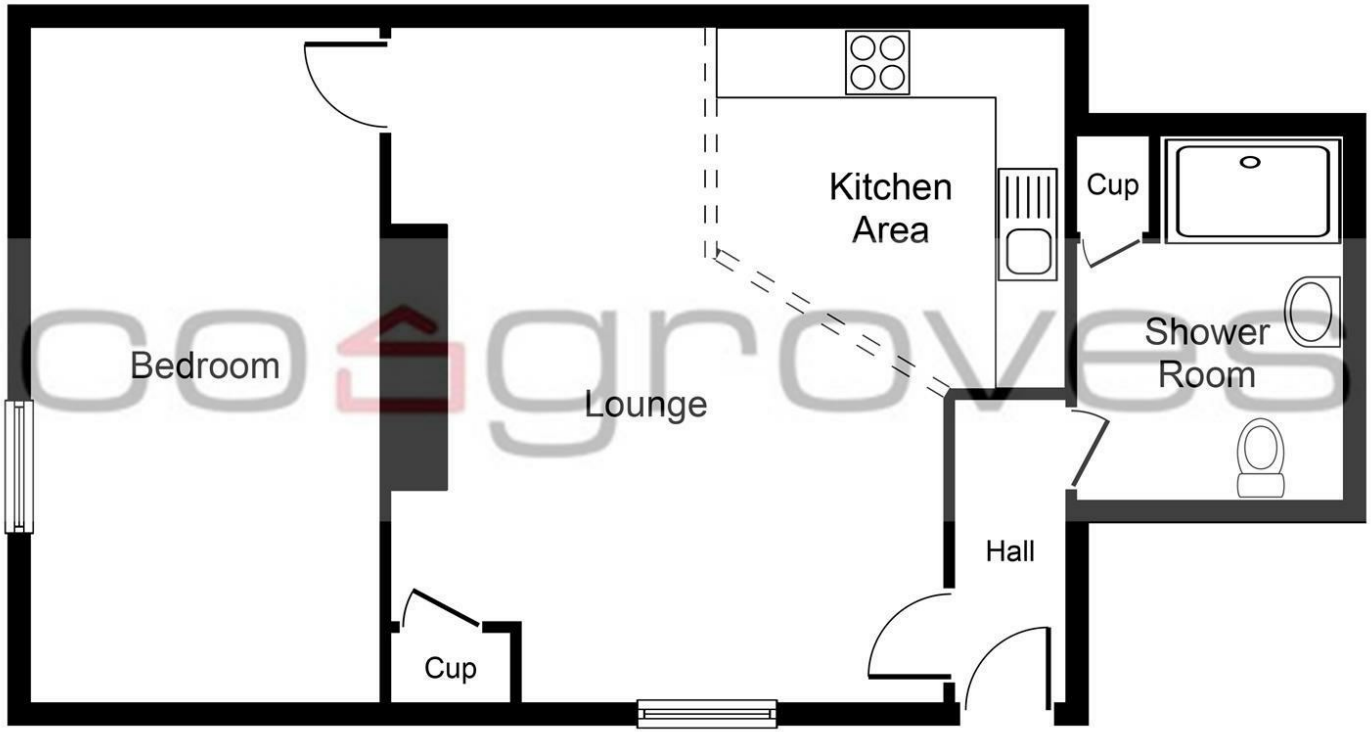
All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed.

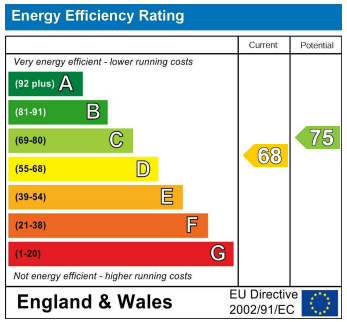
Reference to appliances and/or services does not imply they have been tested.

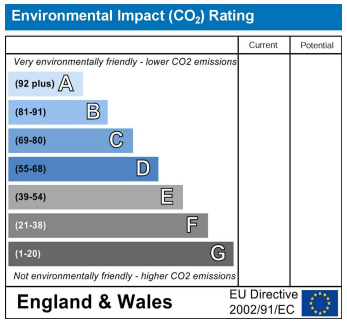












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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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