

BELVOIR!

Property is personal

£139,980

Henry Bird Way

Northampton, NN4 8GE

PROPERTY SUMMARY

BUY-TO-LET INVESTORS ONLY – 8.5% GROSS YIELD

Belvoir Estate Agents are delighted to offer for sale this attractive buy-to-let investment opportunity. This well-maintained two-bedroom, first-floor apartment is being sold with tenants in situ, currently generating rental income of £1,000 per calendar month, providing an appealing 8.5% gross rental yield.

The accommodation briefly comprises an entrance hall, spacious lounge/diner with fitted kitchen area, master bedroom with en-suite shower room, a generous second bedroom, and a separate family bathroom.

Further benefits include UPVC double glazing, electric heating, and an allocated parking space.

Ideally situated within easy walking distance of Northampton town centre, Northampton railway station, local shops and the university campus, the property offers convenient access to a range of local amenities and transport links.

An excellent opportunity for investors seeking an established rental property with tenants already in situ.

The seller has advised there are approximately 100 years left on the lease, the service charge is £1,989.58 per year and the ground rent is £181.04 per year.

2



2



1



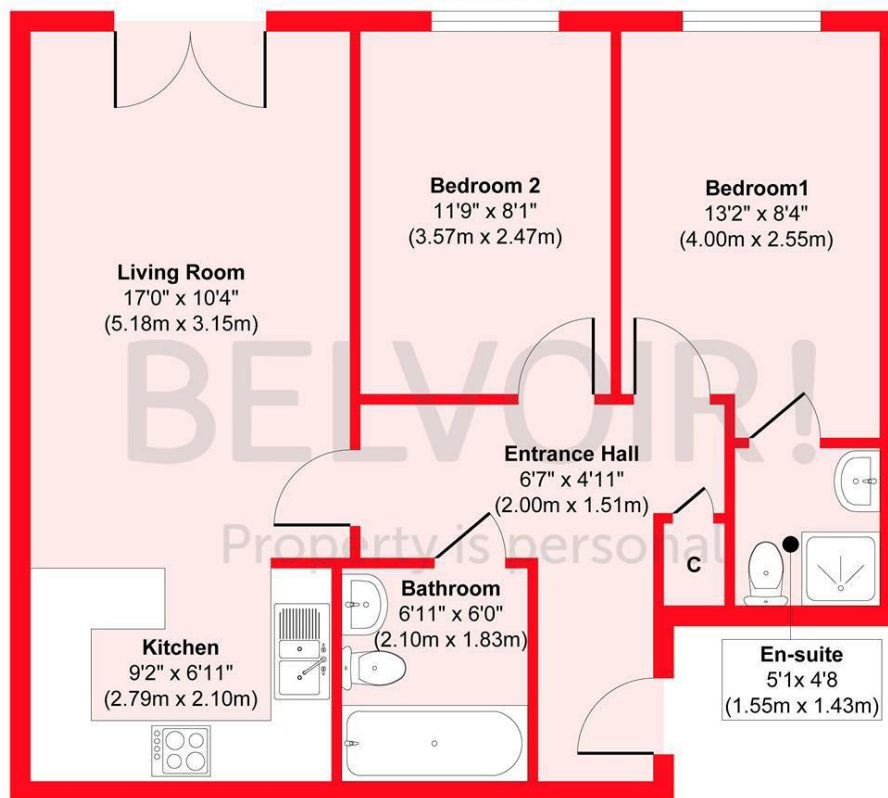




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Floor Plan

Approx. Gross Internal Floor Area 623 sq. ft / 57.91 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property

LOCAL AUTHORITY

Northampton

TENURE

Leasehold

COUNCIL TAX BAND

C

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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