





143 QUEENS ROAD

SPALDING, PE11 2JH

£115,000

FREEHOLD

A two-bedroom buy-to-let investment opportunity offered for sale at £115,000 and sold vacant. The property comprises a lounge, kitchen/diner, two first-floor bedrooms and a bathroom, with useful storage throughout. In need of some refurbishment and modernisation, the property offers an excellent opportunity for an investor to add value and create a desirable rental home.

SEDGE

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• Buy-to-Let Investment Opportunity • Sold Vacant • Two Bedrooms • Lounge • Open-Plan Kitchen/Diner • First-Floor Bathroom • In Need of Refurbishment • Excellent Potential for Investors • Asking Price: £115,000





Summary

Offered for sale at £115,000 and sold vacant, this two-bedroom property presents an excellent opportunity for buy-to-let investors and those looking for a refurbishment project.

The ground floor comprises a lounge measuring approximately 3.17m x 4.45m, with a window to the front and access through to the kitchen/diner. The kitchen/diner measures approximately 3.91m x 2.00m and benefits from two windows overlooking the rear, a useful storage cupboard and access to the stairs.

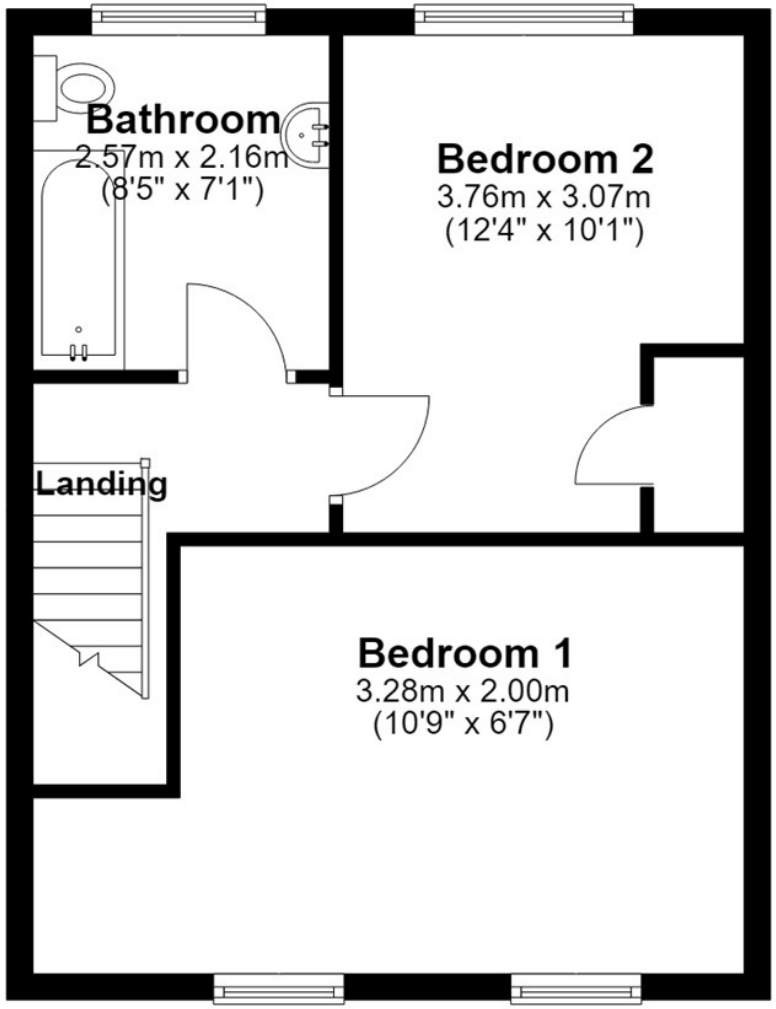
To the first floor are two bedrooms and the family bathroom. Bedroom One measures approximately 3.28m x 2.00m and has two windows to the front, while Bedroom Two measures approximately 3.76m x 3.07m and benefits from a rear-facing window and storage cupboard. The bathroom measures approximately 2.57m x 2.16m and has a window to the rear.

The property is in need of some refurbishment and modernisation, but offers scope for improvement and the potential to create a desirable rental property. With the property being sold vacant, it provides an investor with the opportunity to carry out works and prepare the property for letting without an existing tenancy in place.

An attractive investment opportunity at £115,000, offering the potential to add value through refurbishment and improvement.

First Floor

Approx. 38.7 sq. metres (416.3 sq. feet)



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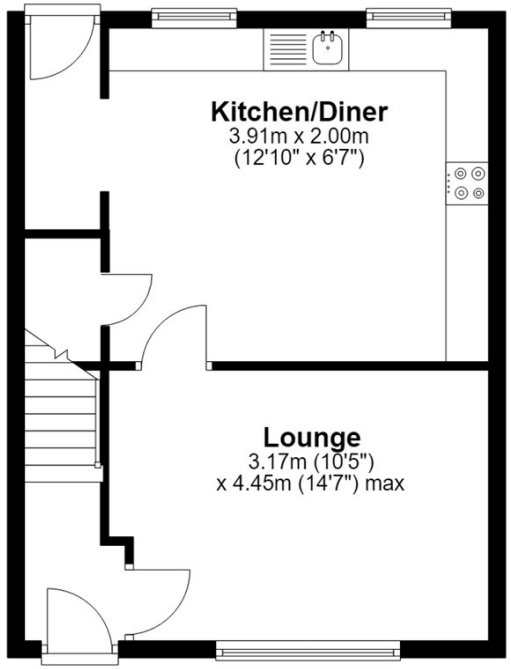






Ground Floor

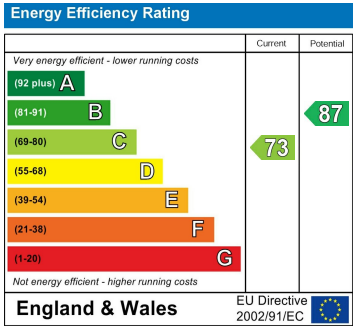
Approx. 38.3 sq. metres (412.1 sq. feet)



Total area: approx. 77.0 sq. metres (828.3 sq. feet)

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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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