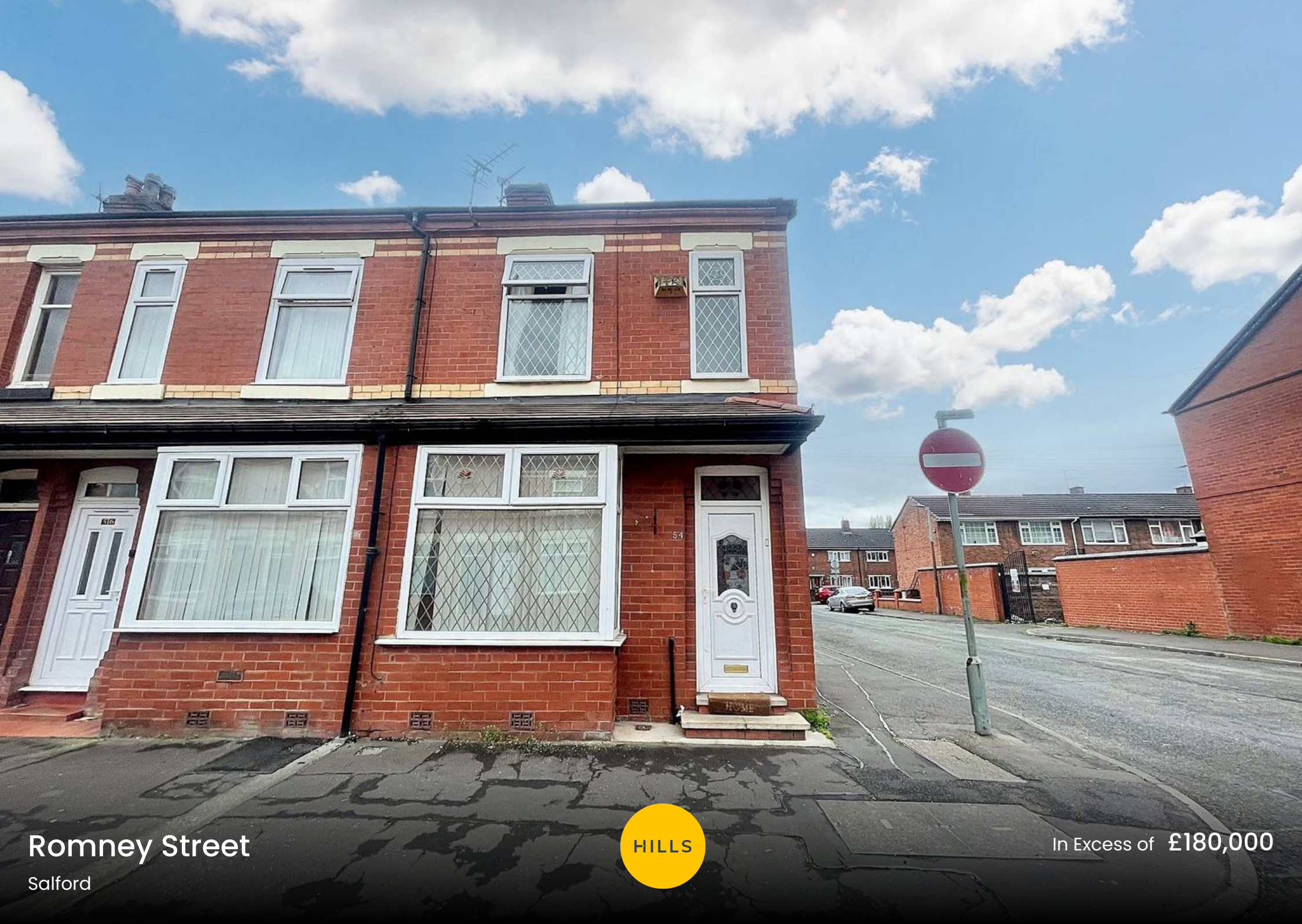




Romney Street

Salford



In Excess of £180,000

Romney Street

Salford

SPACIOUS TWO BEDROOM TERRACED PROPERTY
COMING TO THE MARKET CHAIN FREE! SOLD WITH
TENANTS IN SITU CURRENTLY ACHIEVING £1300PCM
WITH A 8.67% YIELD!

Council Tax band: A

Tenure: Freehold

- Two bedroom terraced property
- Sold with tenants in situ currently achieving £1300pcm with a 8.67% yield
- Modern family bathroom suite and downstairs W.C.
- Two spacious reception rooms, one currently being used as a bedroom
- Modern fitted kitchen
- Low-maintenance courtyard garden to the rear
- Fantastic investment opportunity
- Within easy access of the University of Salford
- Close to Transport Links into Salford Quays, Media City and Manchester City Centre



HILLS



Entrance Hallway

10' 6" x 3' 4" (3.20m x 1.01m)

Reception Room One

10' 0" x 14' 1" (3.04m x 4.28m)

Reception Room Two

13' 6" x 11' 1" (4.12m x 3.39m)

Downstairs W.C.

2' 10" x 6' 8" (0.87m x 2.03m)

Kitchen

18' 1" x 6' 0" (5.50m x 1.83m)

Bedroom One

13' 4" x 11' 6" (4.07m x 3.50m)

Bedroom Two

21' 5" x 6' 9" (6.54m x 2.05m)

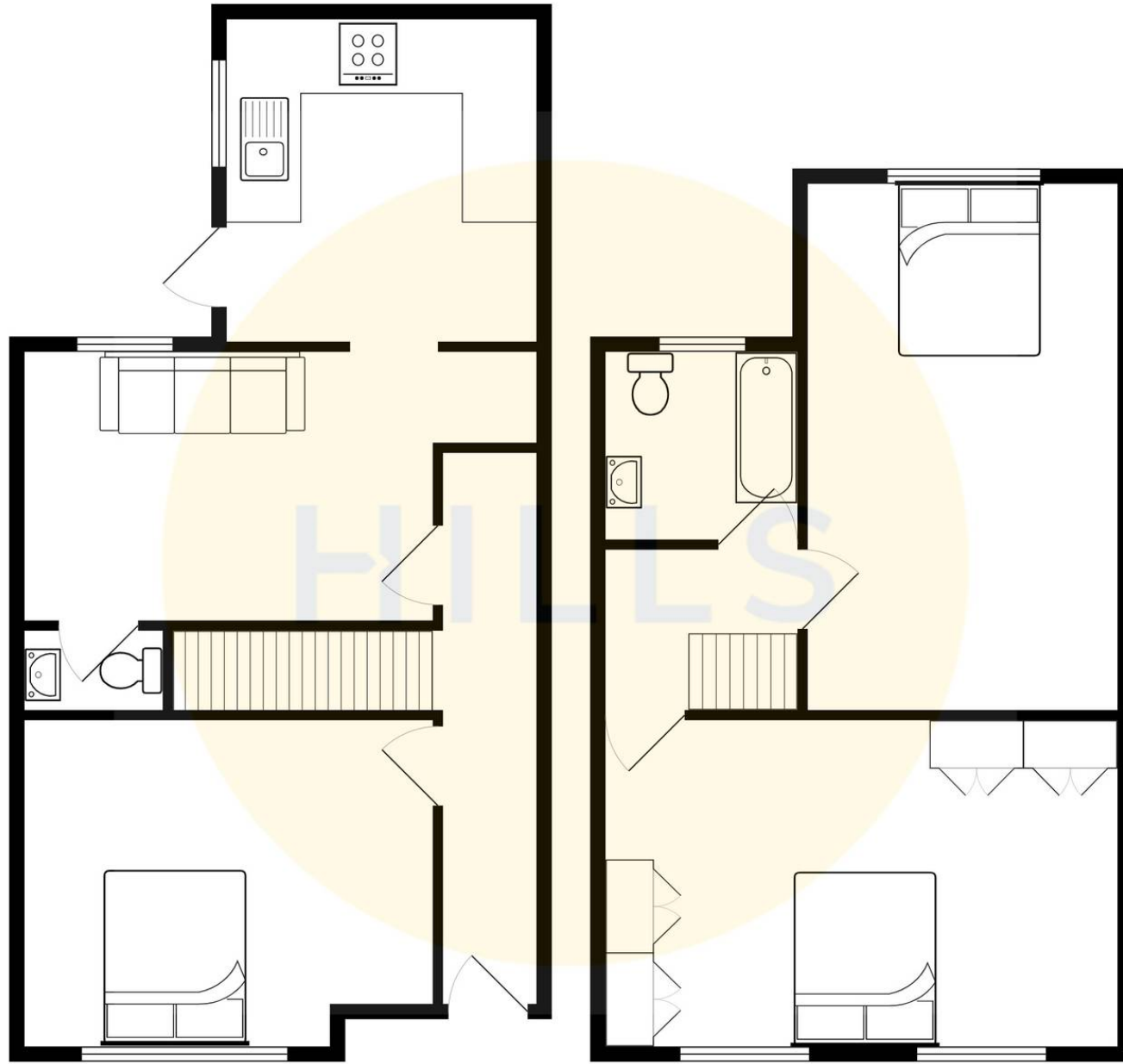
Bathroom

8' 5" x 5' 2" (2.56m x 1.57m)



HILLS







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THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. Every effort and precaution has been made to ensure these particulars are correct and not misleading but their accuracy is not guaranteed nor do they form part of any contract. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only.