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3 Fryers Court | Eaton Avenue | High Wycombe | HP12 3AT

Asking Price Of | £100,000

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## Property Description

\*\*\* CALLING ALL INVESTORS \*\*\*

A 1 bedroom apartment that can offer between a 5.5% and a 6.5% yield.

The property requires updating could also benefit from a renewed lease and the owners have indicated that this will cost circa £18,000. This can be done at the time of purchase through the solicitors.

Property comprises; Communal Entrance, Living Room which is open to the Kitchen, Bedroom, Bathroom, 1 parking space plus visitors parking.

### TENURE

Leasehold

Service Charge £1599 per annum

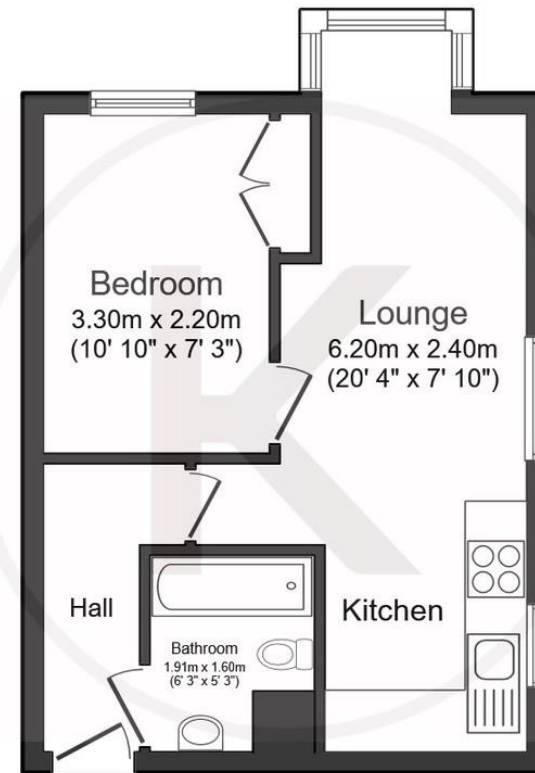
Ground Rent £200 per annum

### COUNCIL TAX

Band B

### EPC RATING

E



## Floor Plan

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Kingshills Estates. Powered by [www.focalagent.com](http://www.focalagent.com)

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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 for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements