

Hawkins Street, Kensington, L6



For Sale - £89,950

Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: D67
- No Chain - Ready to Buy
- Excellent Investment Opportunity - Potential 15% Yield
- Refurbished & Ready to Let to Students/Young Professionals
- Modern Fitted Kitchen
- Contemporary Tiled Bathroom
- Popular Student/Sharers Area
- Very Close to Liverpool City Centre & Royal Liverpool Hospital
- Served by Excellent Transport Links
- Free On Street Car Parking
- Back Yard with Gated Access

Further Details

- Tenure: Freehold
- No. of Floors: 2
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Gas Hob, Washing Machine

Description

AN EXCELLENT STUDENT LET INVESTMENT PROPERTY OFFERING A 15%+ YIELD. THE PROPERTY HAS BEEN RECENTLY REFURBISHED AND IS READY TO LET AVAILABLE TO PURCHASE WITH NO CHAIN!

The accommodation briefly comprises of; entrance hallway, front living room (utilised as a bedroom), back living/dining room, kitchen and a bathroom. To the first floor are two double bedrooms. Externally there is a back yard with gated access.

The property also benefits from double glazing, gas central heating and a recent full refurbishment.

Kensington is a hugely popular student hub due to its excellent transport links and close proximity to Liverpool city centre, university campuses and the Royal Liverpool Hospital.

As an investment, the property is currently vacant but would attract student tenants at a rent of £90 per week for the 2x upstairs double bedrooms and £85 per week for the double ground floor bedroom on an all bills included basis (gas, electricity, water, internet and TV licence - students are exempt from paying council tax). Atlas Estate Agents do not operate student lettings in this area but there are student letting agents close to the property.

This opportunity will not be on the market for long so contact us today to arrange your viewing!

Room Details

Living/Dining Room

3.47 x 3.20 metres (11' 5" x 10' 6")

Kitchen

2.10 x 2.87 metres (6' 11" x 9' 5")

Bathroom

1.28 x 2.10 metres (4' 3" x 6' 11")

Downstairs Bedroom

2.57 x 3.33 metres (8' 6" x 11' 0")

Front Bedroom

3.32 x 3.48 metres (10' 11" x 11' 6")

Back Bedroom

2.86 x 3.06 metres (9' 5" x 10' 1")

Additional Images



Bathroom



Living Room



Bedroom Two



Bedroom Three

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All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers/tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.