

FOR SALE



Heath End Road, Nuneaton

3 Bedrooms, 2 Bathroom, Apartment

£128,000



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- LEASEHOLD 105 YEARS REMAINING
- SERVICE CHARGE £970 PER YEAR
- GROUND RENT £125 PER YEAR
- RENTAL INCOME OF £8100 PER YEAR
- THREE BEDROOM APARTMENT

A TENANTED THREE BEDROOM TOP FLOOR APARTMENT IN NUNEATON. Comprising entrance hallway, three bedrooms, ensuite to main, bathroom, and open plan kitchen/lounge and dining area. Gas central heating and double glazed. Off road parking at the rear. NO CHAIN.

ENTRANCE HALLWAY 3' 11" x 17' 9" (1.20m x 5.43m)

BEDROOM 7' 2" x 12' 6" (2.19m x 3.82m)

BEDROOM 6' 11" x 12' 6" (2.11m x 3.82m)

MAIN BEDROOM 8' 6" x 16' 4" (2.60m x 5.0m)

ENSUITE 3' 6" x 12' 6" (1.07m x 3.83m)

KITCHEN AREA 10' 1" x 8' 5" (3.08m x 2.58m)

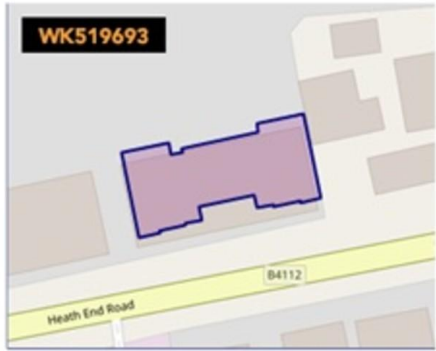
LOUNGE AND DINING ROOM 18' 10" x 12' 6" (5.75m x 3.82m)

MAIN BATHROOM 5' 6" x 8' 1" (1.70m x 2.48m)





Leasehold Title Plan



Leasehold Title

Start Date	End Date	Lease Term	Term Rei
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PROPERTY KEY FACTS

UPRN: 10007772516
Floor Area: 850 ft²
79 m²
Plot Size: 0.12 acres
Council Tax Band: B
Annual Cost: £1,865
Land Registry Title Number: WK519693
Tenure: Leasehold
Lease Start Date: 05 Oct 2015
Lease End Date: 01 Jan 2131
Lease Term: 125 years from 1 January 2006
Term Remaining: 105 years

AREA KEY FACTS

Local Authority: Warwickshire
Flood Risk: Very low
Conservation Area: No
Property Details
Property Type: Flat / Maisonette
Bedrooms: 3
Bathrooms: 2
Outside Space: -
Parking: -
Predicted Broadband Speeds
Basic: 11 Mbps
Superfast: 80 Mbps
Ultrafast: 1000 Mbps
Satellite / Fibre TV Availability
BT: ✓
Sky: ✓
Virgin: ✓

PLANNING

No Planning Recc

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GROUND FLOOR
861 sq.ft. (80.0 sq.m.) approx.



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Accuracy: 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. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for m part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** 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.