



Sandringham Court, Streethouse Pontefract WF7 6GG

welcome to
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Perfect for buy-to-let investors and sold with a tenant in situ, this two-bedroom ground floor apartment is set on a modern development close to



Perfect for the buy-to-let investor and sold with a tenant in situ, this well-presented two-bedroom ground floor apartment offers an excellent investment opportunity on a modern and popular residential development, conveniently located close to a range of local amenities.

The accommodation briefly comprises an open-plan living space incorporating the lounge, dining and kitchen areas, creating a bright and sociable environment. There are two well-proportioned bedrooms, with the principal bedroom benefiting from en suite facilities, alongside a modern house bathroom serving the remainder of the apartment.

Externally, residents can enjoy the communal gardens and the convenience of allocated resident parking. Ideally situated for access to local shops, transport links and everyday amenities, this attractive apartment is sure to appeal to investors seeking a ready-made addition to their portfolio.

Agents Note

Open Plan Kitchen Lounge

22' 7" x 11' 9" (6.88m x 3.58m)

Bedroom One

10' 2" x 11' 4" (3.10m x 3.45m)

Bedroom Two

9' 2" x 10' 3" (2.79m x 3.12m)

Bathroom



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welcome to Sandringham Court

- Sold With A Tenant In Situe
- Two Bedroom Master Having Ensuite Facilities
- Open Plan Living Dining And Kitchen
- House Bathroom
- Ground Floor

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 1692.79

Ground Rent: 160.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£110,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PON119844 - 0002

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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