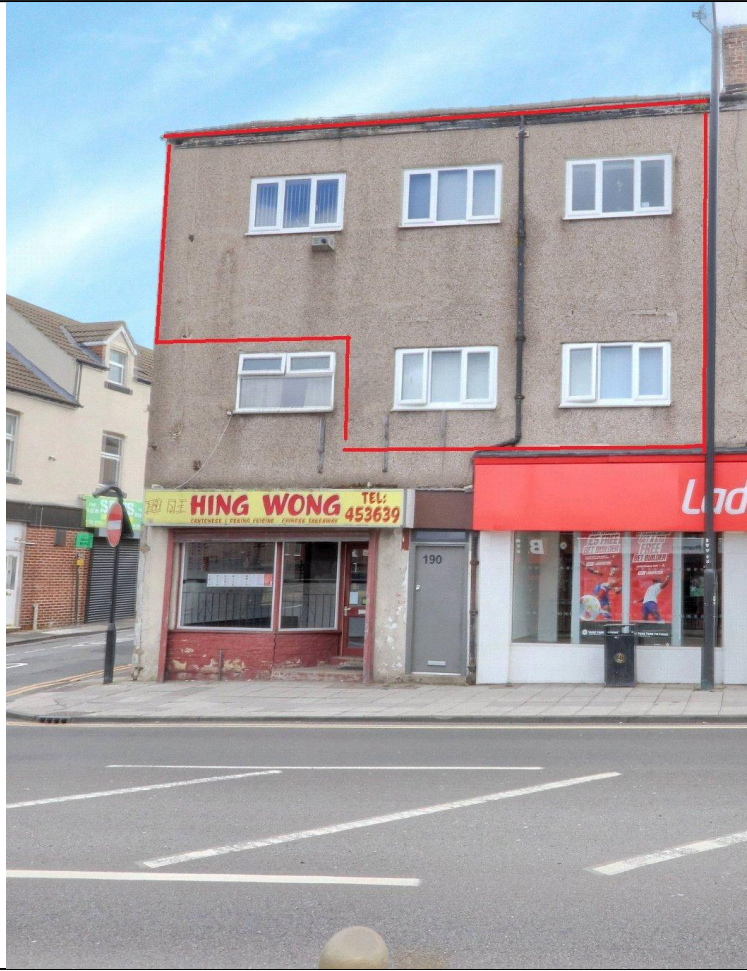


HIGH STREET, ESTON, MIDDLESBROUGH, TS6 9JE



- ▲ Three one-bedroom apartments sold as a portfolio
- ▲ All properties currently tenanted
- ▲ Immediate rental income upon completion
- ▲ Well maintained and presented in lovely condition
- ▲ Strong investment potential with established occupancy
- ▲ Low-maintenance assets suitable for hands-off investors
- ▲ Opportunity for long term capital growth and continued rental returns

Investment Opportunity Portfolio of Three Tenanted One Bedroom Apartments £130,000

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Investment Opportunity - Portfolio of Three Tenanted One Bedroom Apartments

An excellent opportunity to acquire a portfolio of three well-presented one bedroom apartments, all currently tenanted and generating immediate rental income.

Each apartment is maintained to a high standard and presented in excellent condition throughout, providing a hassle-free investment for both experienced landlords and those looking to expand their property portfolio. The properties benefit from reliable existing tenants, offering an attractive turnkey investment with income from day one.

This is a rare chance to secure a readymade residential investment portfolio with proven rental performance and minimal void risk. Early viewing and further enquiries are highly recommended.

FIRST FLOOR

FLAT 1

ENTRANCE HALL

LOUNGE - 4.36m x 3.36m (14'4" x 11')

KITCHEN - 4.01m x 1.90m (13'2" x 6'3")

BEDROOM - 4.33m x 2.30m (14'2" x 7'7")

BATHROOM - 2.70m (8'10") x 1.73m (5'8") narrowing to 0.85m (2'9")

TO VIEW: Tel: 01642 285041

30-32 Station Road, Redcar, TS10 1AG

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HIGH STREET, TS6 9JE

SECOND FLOOR

FLAT 3

ENTRANCE HALL

LOUNGE - 4.36m x 3.36m (14'4" x 11')

KITCHEN - 4.07m x 1.67m (13'4" x 5'6")

BEDROOM - 3.33m x 2.35m (10'11" x 7'9")

BATHROOM - 2.95m x 1.55m (9'8" x 5'1")

FLAT 4

ENTRANCE HALL

LOUNGE - 4.28m x 3.58m (14'1" x 11'9")

KITCHEN - 4.01m x 1.89m (13'2" x 6'2")

BATHROOM - 2.95m x 1.55m (9'8" x 5'1")

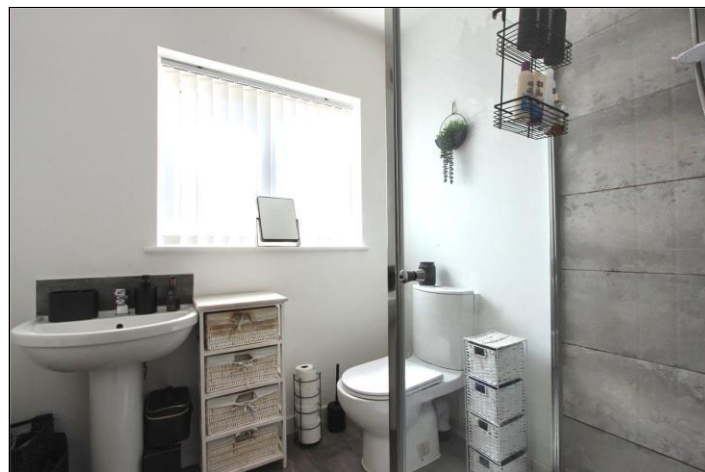
BEDROOM - 5.70m x 3.04m (18'8" x 10')

BUYERS IDENTIFICATION CHECK(S) - Should a purchaser(s) have an offer accepted on a property marketed by Michael Poole Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a third party service to verify your identity; this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

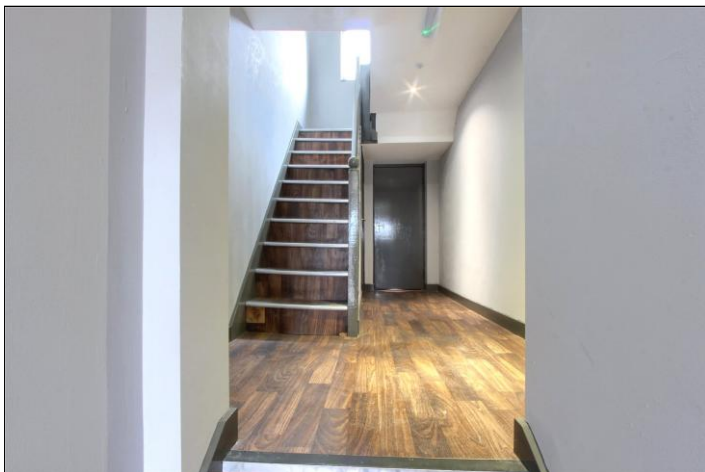
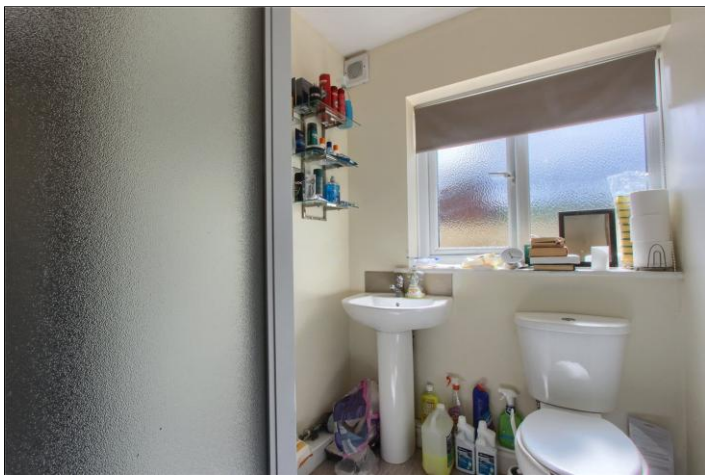
AGENTS REF: - EE/LS/RED260414/18062026

Council Tax Band: A **Tenure:** Leasehold

TO VIEW: Contact our Redcar office on
Tel: 01642 285041



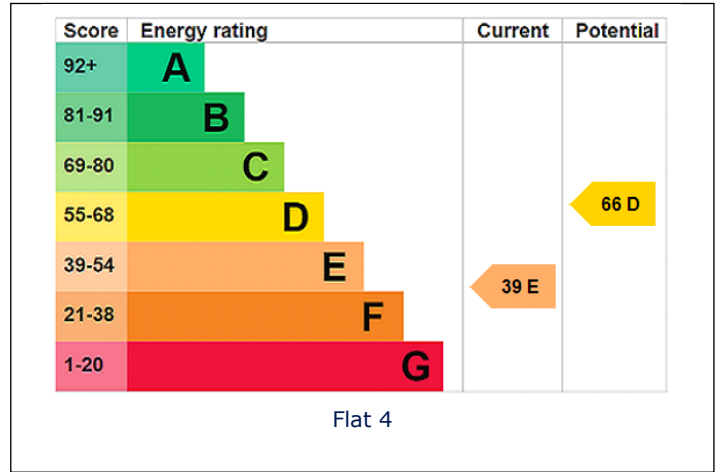
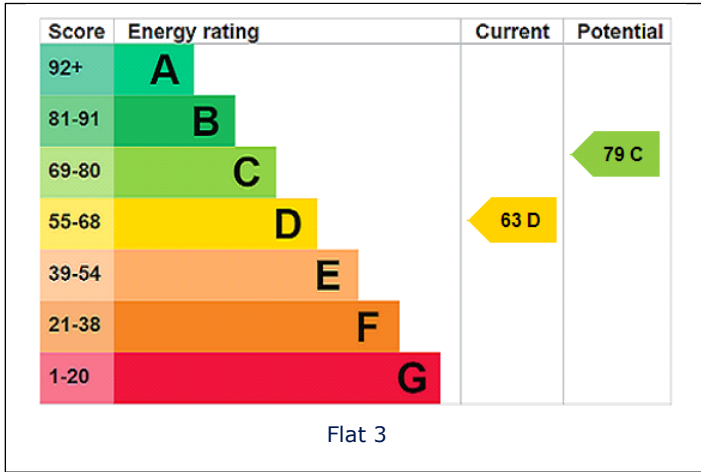
HIGH STREET, TS6 9JE



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	82 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Flat 1

HIGH STREET, TS6 9JE

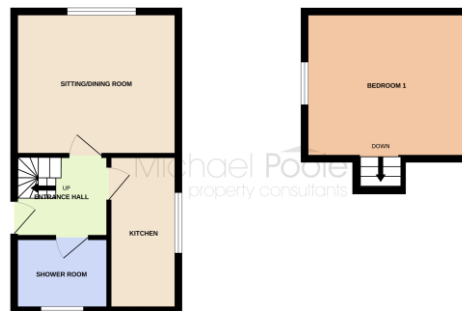




While every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metronix e3D2015

GROUND FLOOR

1ST FLOOR



The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure and lease information, fixtures and fittings and, where the property has been recently constructed, extended or converted, that planning/building regulation consents are in place. All dimensions are approximate and quoted for guidance only, as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We offer our clients an optional conveyancing service, through panel conveyancing firms, via MWU and we receive on average a referral fee of one hundred and thirty pounds, only on completion of the sale. If you do use this service, the referral fee is included within the amount that you will be quoted by our suppliers. All quotes will also provide details of referral fees payable.



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