

Lot 24

32 Links Ave, Hertford,
Hertfordshire SG13 7SR

GUIDE PRICE: £95,000



**ONE BEDROOM LEASEHOLD FLAT WITH
INVESTMENT INCOME**

This one bedroom purpose built ex local authority flat located on the second floor is currently let an Assured Shorthold Tenancy Agreement producing £650 pcm (£7,800 pa). We understand that the tenants are holding over on the terms of an original assured shorthold tenancy agreement and the property is sold with the benefit of the ongoing income. We understand that the flat is presented in good decorative order and it will be of interest to investment purchaser. Links Avenue can be accessed from B1502 Stanstead Road within close proximity of the A10 and A414. The property is situated within one and a half miles of Hertford town centre with its multiple shopping facilities and Hertford East mainline station (Liverpool Street).

ACCOMMODATION

Living room, bedroom, kitchen, bathroom, communal gardens

TENURE

Leasehold

LOCAL AUTHORITY & TAX RATING

East Hertfordshire Council 01279 655261
Council Tax Band: B

VENDOR'S SOLICITORS

Tim Simkins
Simkins Solicitors
21 High Street, Baldock
Herts SG7 6BD
01462 892221

VIEWING TIMES

By appointment through the Joint Auctioneers
Drivers & Norris
020 7607 5001

drivers&norris

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN