

LOT  
**3**

## Flat 1–3, 80 Niddrie Road, Glasgow G42 8PU

**Guide Price: £45,000\***

### First floor one bedroom flat with investment income



This first floor one bedroom flat, forming part of an attractive older style building, is currently let on an Assured Shorthold Tenancy bringing in £425pcm (£5,100pa). The flat, that is presented in good decorative order, is sold with the benefit of this ongoing income and will therefore be of interest to investment purchasers. The property has good travel connections being within walking distance of Queens Park Station and close to the B4763, A77 and M74 motorway. The property is within easy access of Glasgow town centre.

#### **ACCOMMODATION**

One bedroom accommodation

#### **TENURE**

Share of Freehold

#### **LOCAL AUTHORITY & TAX RATING**

Glasgow City Council  
Council Tax Band: A

#### **VIEWING TIMES**

By appointment through the Auctioneers

STARTING BID

FINAL BID

NOTES

☐ SOLD ☐ UNSOLD ☐ SOLD PRIOR ☐ WITHDRAWN