



All enquiries Ref: Kristian Georgiou or Brian Grante

- Long leasehold first floor purpose built self-contained flat requiring modernisation
- Investment

Location:

The property is situated on Drage Street in the popular Chester Green area of Derby. Public transport links include Derby Railway Station together with a network of local bus services serving the surrounding vicinity. Road links include the A38 and A52. Shopping amenities can be found locally within Derby City Centre, with an extensive range of shops, bars and restaurants being found throughout the city centre. Recreational pursuits can be found locally at the open spaces of Darley Park and the River Derwent.

Accommodation:

Two bedrooms,
Outside: Allocated parking

EPC rating: B

Council Tax Band: B

Tenancy:

The property is let on a tenancy agreement (AST) at a rent of £710 per calendar month.

Rent reserved:

£8,520 per annum

Lease:

Held on a long lease for a term of 300 years from 1st June 2005 (Thus having approximately 279 years remaining)

To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.



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