



Jackson & Co



Pier Wharf

Quayside Drive, Colchester, CO2 8GN

Guide Price £140,000 - £150,000

INVESTMENT ONLY - Being offered for sale with tenants in situ paying £850 pcm which gives a 6.8% - 7.2% gross annual yield is this fantastic one bedroom, modern apartment situated within walking distance to the University of Essex and Hythe Train Station with links to Colchester town centre and London Liverpool Street. The property itself offers a personal entrance hall, open plan living space and bathroom. In our valuer's opinion an internal viewing comes highly recommended.



Property Features

- ONE DOUBLE BEDROOM
- MODERN & SPACIOUS
- EASY ACCESS TO ESSEX UNIVERSITY
- ALLOCATED PARKING
- RIVER VIEWS
- NO ONWARD CHAIN
- INVESTMENT ONLY
- LET FOR £850 PCM
- 6.8% - 7.2% YIELD

- CLOSE TO SHOPS

Full Description

THE PROPERTY

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ENTRANCE

Entry phone system, laminate flooring and electric heater.

OPEN PLAN LOUNGE/KITCHEN/DINER

22' 6" x 11' 9" (6.86m x 3.58m) Lounge/Diner: Double glazed

French doors leading onto balcony with river views, two electric storage heaters.

Kitchen - Stainless steel sink and drainer unit with cupboards under, matching base and wall mounted units above and below, roll top work surfaces, built in washer/dryer, integral fridge/freezer, oven and hob.

BEDROOM ONE

11' 10" x 11' 1" (3.61m x 3.38m) Double glazed window to side, electric heater, built in double mirror fronted wardrobes.

BATHROOM

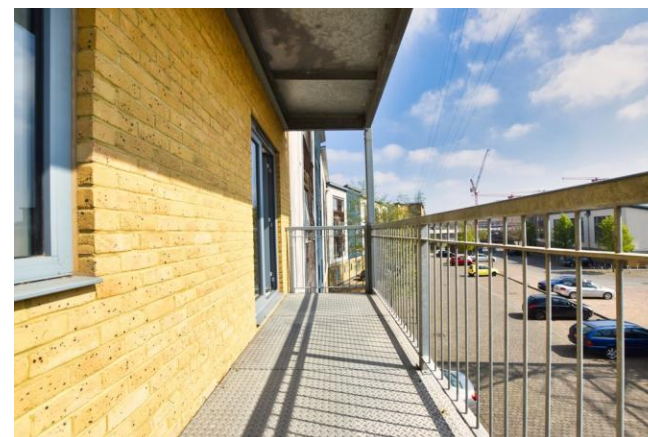
White suite comprising of a low level WC, panel enclosed bath with mixer taps, shower attachment and guard.

OUTSIDE

The property has parking for one allocated space.

AGENTS NOTES

The property is currently let and managed by Jackson and Co and will continue to be with the new buyer.





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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	88 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		