

**£119,950**

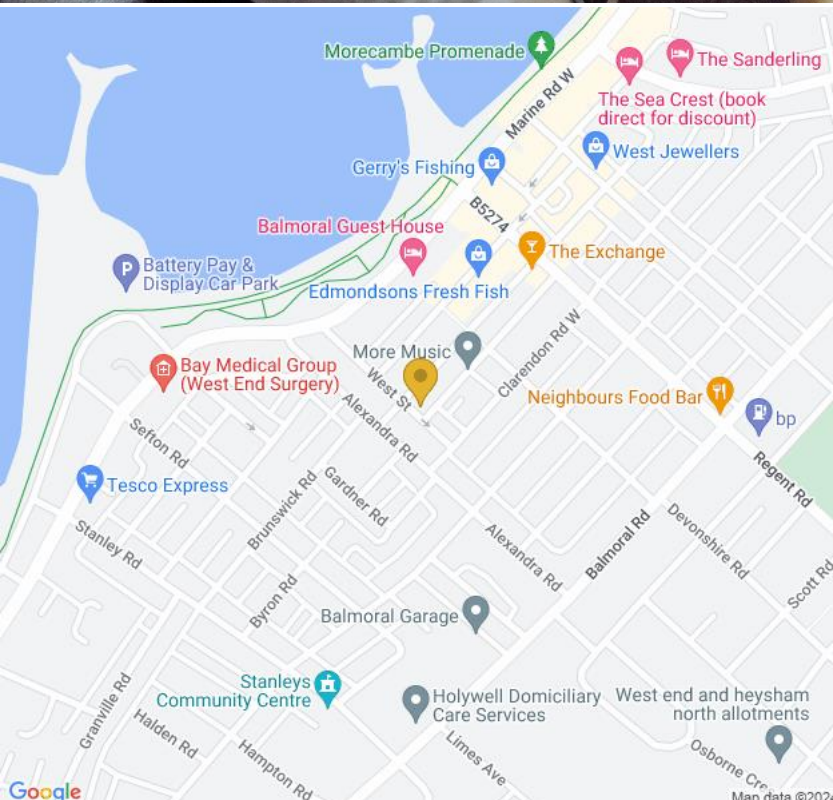
Devonshire Road,  
Morecambe LA3

**Farrell  
Heyworth**  
Sales & Lettings



- **\*\*VIRTUAL VIEWING AVAILABLE\*\***
- **Great Investment Opportunity For Sale With Ongoing Tenancy**
- **Currently Rented Providing Return Of £7200 PA (Rent £600PCM)**
- **Four Bedroom With Open Plan Lounge Dining Room**
- **Gas Central Heating - Rear Yard**





This is an opportunity to purchase this three storey, four bedroom mid terrace property located on Devonshire Road. The property offers accommodation comprising, entrance hallway, lounge open plan to the dining room, kitchen and utility room to the ground floor. To the first floor there are two bedrooms and a family bathroom. On the second floor there are two more bedrooms.

The property is offered for sale as a buy to let investment with a tenant already in situ and paying a rent of £600 per calendar month. This would make an ideal purchase for a landlord looking to add to their portfolio or as a first time buy to let.

Local amenities are located nearby with shops and services on Regent Road, access to the seafront and promenade and road links and bus services providing access to the town centre, nearby city of Lancaster and the village of Heysham.

Tenure: Freehold  
Council Tax: Band A



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Every care has been taken with the preparation of these Particulars but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, we will be pleased to check the information for you. These Particulars do not constitute a contract or part of a contract.

All measurements quoted are approximate and plans are for general guidance and are not to scale. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale.

Company Details - Farrell Heyworth Limited.

Registered Office: Second Floor Office Suite, The Pavillion, Church Street, Lancaster, LA1 1EX

Registered in England No. 3798432

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