



## 1 bed apartment to buy in PO5

47 Elm Grove, Southsea, Hampshire, PO5 1JF

**£70,000** Starting Bid

 x1  x1  x1

Tenure

**Leasehold**

Allocated parking

## Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Top Floor Apartment
- ✓ Tenant in Situ £600 pcm on a monthly rolling contract
- ✓ Ideal Long Term Rental Investment
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTC (fibre to the cabinet)
- ✓ Mobile signal: Good

## Description

Located on the Elm Grove thoroughfare of central Southsea this top floor one bed apartment comprises living room, modern fitted recessed kitchen, family bathroom and a double bedroom.

The property would be an ideal starter home or long term investment.

Currently let for £600pcm on a monthly rolling contract.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 86

Annual Ground Rent Amount: £50.00

Annual Service Charge Amount: £1,534.00

Price: Starting Bid £70,000

Property Type: Apartment

Parking: Allocated

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTC (fibre to the cabinet), FTTP (fibre to the premises)

Mobile signal coverage: Good

## COMMUNAL ENTRANCE HALL

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### LIVING ROOM

LIVING ROOM 15' 06" x 9' 03" (4.72m x 2.82m)

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### KITCHEN

KITCHEN 9' 04" x 8' 03" (2.84m x 2.51m)

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### BEDROOM

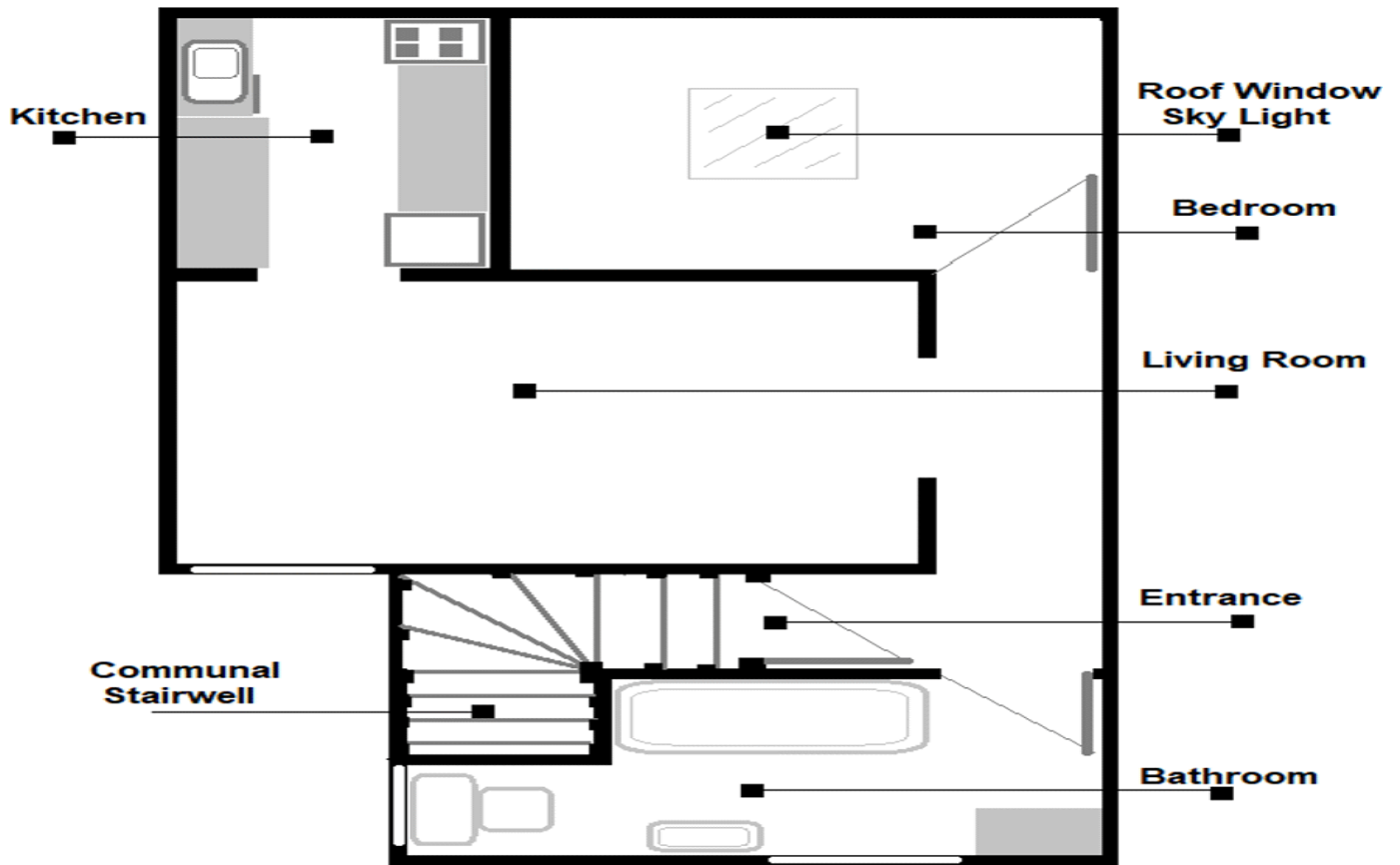
BEDROOM 11' 00" x 9' 03" (3.35m x 2.82m)

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### BATHROOM

BATHROOM 11' 06" x 6' 04" (3.51m x 1.93m)

This Floor Plan Is Not Drawn To Scale & Is For Guidance Purposes Only



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	79	79
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

47 Elm Grove, Southsea, Hampshire, PO5 1JF

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