




427 ENDIKE LANE, HULL, YORKSHIRE HU6 8AG

£125,000



PROPERTY REFERENCE CODE: RS0004

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D	57	61
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

This property consists of:

Tenure: Freehold

This property is comprised of a ground floor commercial unit, currently let as a Barbers shop on a 3 year tenancy with built-in rent increases. All recently refurbished including a full re-wire.

On the first floor is a 1 bedroom flat that was also renovated within the last couple of years.

The commercial premises is currently let at £600.00 pcm, increasing to £695.00 by 2027.

The flat is currently let at £650.00 pcm.

This gives an 12% NET yield.





TENURE: We have been advised by the Vendors the property is Freehold.
It is advised to have this information verified by your legal representative; we take no legal responsibility given by a vendor/seller of its accuracy. It was not possible to verify and obtain this information given by means of any current documentation.