GUILDHALL
SALES & LETTINGS



60b James Street

, Preston, PR1 4JX

Offers Over £250,000

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An excellent investment opportunity to acquire a block of three self-contained apartments located on James Street, Preston, offering strong rental potential in a popular central location.

The property comprises two two-bedroom apartments and one one-bedroom / studio apartment, each with its own fitted kitchen and bathroom.

Current rental details:

Flat 1: Two-bedroom apartment – currently let at £650 PCM

Flat 2: Two-bedroom apartment – currently vacant, with an achievable rent of £700 PCM







Flat One

Kitchen/Living Room 14'5" x 8'2" (4.4m x 2.5m)

Bedroom One 8'2" x 6'6" (2.5m x 2.0m)

Bedroom Two 9'2" x 5'10" (2.8m x 1.8m)

Flat Two

Awaiting information

Flat Three

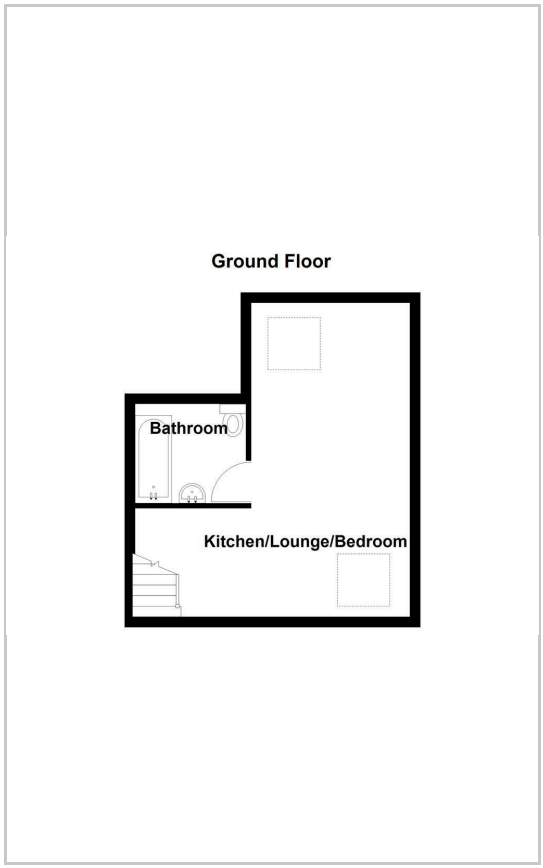
Kitchen/Lounge/Bedroom 19'8" x 9'10" (6.0m x 3.0m)

Bathroom 4'11" x 4'11" (1.5m x 1.5m)

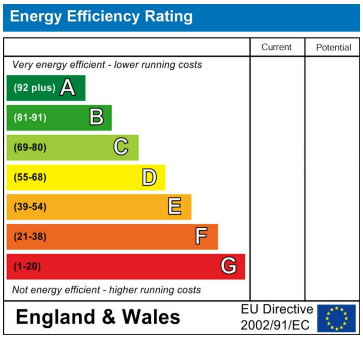
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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