

LOT  
**58**

15 Kings Close, Chester CH4 7PB

GUIDE PRICE **£155,000+**\*

RESIDENTIAL INVESTMENT

### Description

A three bedroomed semi-detached house which is currently let by way of a Regulated Tenancy producing £7,608.00 per annum. The property benefits from double glazing, central heating, garage, driveway and front and rear gardens. Please note as this property is tenanted there will be strictly no internal viewings and the vendor has requested that the tenants are not disturbed in any way.

### Situated

Off Clifford Drive just off Lache Lane in a popular location close to local amenities, schooling and approximately 3 miles from Chester city centre.

### Ground Floor

Hall, Lounge, Kitchen.

### First Floor

Three Bedrooms, Bathroom/WC.

### Outside

Garage, Driveway and Front and Rear Gardens.

### Note

Sutton Kersh have not internally inspected the property. This property is sold with protected tenants in situ which means they have right to remain in the property for life.

### EPC Rating

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