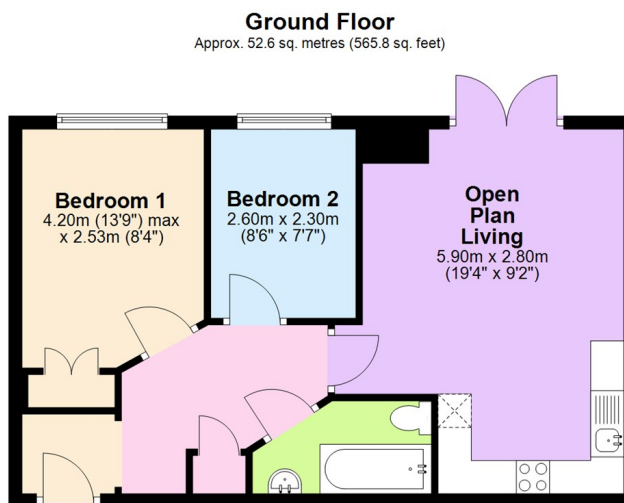


Signet Square, Stoke, Coventry CV2 4NZ  
£129,995

archerbassett  
LETTINGS AND SALES

- CLOSE TO CITY CENTRE
- 7.8% YIELD WITH SCOPE TO INCREASE
- OPEN PLAN LIVING
- ACHIEVING A RENTAL INCOME OF £850PCM
- TWO DOUBLE BEDROOMS
- CAN BE OFFERED WITH VACANT POSSESSION

**\*\* IDEAL FIRST TIME PURCHASE OR INVESTMENT \*\*** A modern two double bedroom apartment based in a popular development, close to local amenities, city centre and transport links. Briefly comprising of a spacious open plan lounge/kitchen with a range of wall and base units and integrated oven, gas hob and a Juliette balcony. The main bedroom benefits from built in wardrobes and the part tiled bathroom features a white suite with bath with shower over, W/C and hand wash basin. Additional benefits include double glazing and central heating throughout, an allocated parking space, secure entry phone and well kept communal areas. Currently achieving a rental income of £850pcm with a 7.8% Yield and scope to increase. EPC Rating B



Total area: approx. 52.6 sq. metres (565.8 sq. feet)

This plan is for illustrative and guidance purposes only and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy of this floor plan all measurements of rooms, windows, doors and any other items are approximate and no responsibility is taken by the Agent for any errors, omissions or misrepresentation.  
Plan produced using PlanUp.