



**Description**

A three/four bedroom detached property situated in the highly sought after location of Locks Heath and enjoying a plot size of 0.2 acres. The property is currently let on a rolling AST with a modest rental income of £725pcm/£8,700pae. We understand that a Section 21 notice was served on the tenants in November 2022 but that the tenants have not so far vacated the property.

**Situated**

Heath Road is conveniently situated within walking distance of the town centre of Locks Heath, offering a selection of shopping, leisure and educational facilities, with railway station and excellent access to the M27.

**Ground Floor**

Entrance hall, two reception rooms, kitchen.

**First Floor**

Three bedrooms, family bathroom.

**Outside**

Driveway and gardens of circa 0.2 acres.

**EPC Rating**

D

**Council Tax Band**

E

**Auctioneer's Note**

External viewings only. General information Mann & Co Locks Heath 01489 885338/ Countrywide Property Auctions 01395 275691. Please note that the property has not been inspected internally and that the information supplied with regards to the accommodation has been provided by the letting agents. Measurements have been taken using the Promap Mapping Facility. Interested parties must make and rely upon their own measurements.

