



BLAKE & THICKBROOM



**OXFORD ROAD,
CLACTON-ON-SEA, ESSEX, CO15 3TB
£3,900,000 (Guide Price)**

70 Station Road, Clacton on Sea, Essex, CO15 1SP | Tel: 01255 688788 | enquiries@blake-thickbroom.co.uk
<https://www.blake-thickbroom.co.uk>

DESCRIPTION:

Blake & Thickbroom are delighted to offer for sale these two purpose built blocks of apartments consisting of twenty seven two bedroom apartments and one (one bedroom penthouse) with secure allocated parking for all apartments on the outskirts of Clacton's town centre and within walking distance of mainline railway station. The two apartment buildings form part of an established portfolio and are currently completely let out producing an annual income of approximately £294,960 (a yield of 7.56% gross on current asking price). A schedule of tenancy agreements and monthly rents are available upon request and the buildings will be sold as unbroken freehold.

DIRECTIONS:

PROCEED FROM: Clacton's town centre along Station Road, turn left into Carnarvon Road. At roundabout take second exit into Wellesley Road. Turn immediately right into Oxford Road and the complex can be found a short way down on the right hand side.

THE ACCOMMODATION (WITH approximate measurements) COMPRISES:

* PORTFOLIO INVESTMENT *

* TWENTY EIGHT APARTMENTS WITH APPROXIMATE YIELD OF 7.56% OF GROSS PER ANNUM ON CURRENT ASKING PRICE *

* SECURE PARKING * INTERCOM SYSTEM *

* FITTED KITCHEN WITH BUILT IN APPLIANCES *

* GAS UNDERFLOOR HEATING TO TWENTY FOUR APARTMENTS * ELECTRIC HEATING TO THREE THIRD FLOOR APARTMENTS * GAS HEATING VIA RADIATORS TO ONE BEDROOM PENTHOUSE APARTMENT *

* CLOSE TO TOWN CENTRE AND MAINLINE RAILWAY STATION *

* PURPOSE BUILT BUILDINGS * EPC RATINGS ON ALL APARTMENTS ARE B & C (a list of the EPCs can be made available to prospective buyers upon request) *

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AGENTS NOTES:

Tenure is Freehold.

AN ENERGY PERFORMANCE CERTIFICATE WILL BE AVAILABLE TO VIEW ON LINE AT www.blake-thickbroom.co.uk AND THEN REFER TO PROPERTY ADDRESS.







