

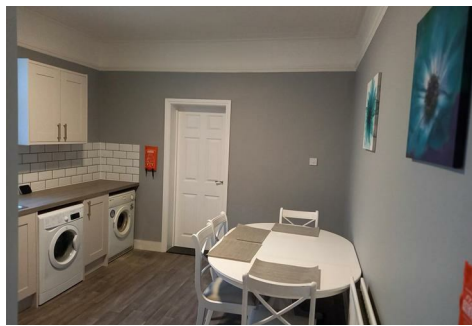


MARTINS ESTATES

SALES AND LETTINGS

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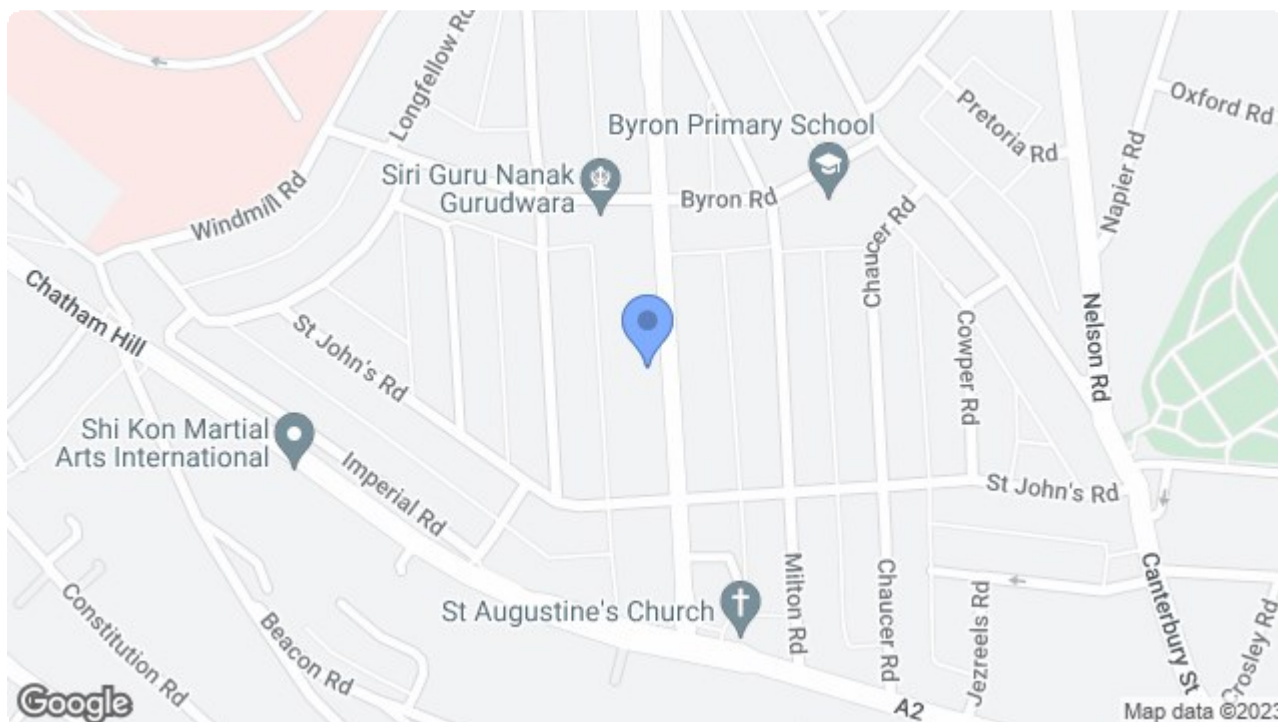


149 Rock Avenue, Gillingham, Kent ME7 5PY

Asking Price £425,000

A well-presented house with six rooms and three bathrooms with kitchen and conservatory currently let as an HMO and bringing in £33,000 per annum, which is considered well under current market rents, which are due and will bring income up to £39,000 per annum. Situated in a tree-lined avenue, this house was refurbished to a high standard and work was completed in May 2019. The owners are happy to offer this property as a turnkey investment and encourage viewings by appointment only.

149 Rock Avenue, Gillingham, Kent ME7 5PY



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	80

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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