



Vyvian Court Parliament Street, Gloucester, GL11YQ Asking Price £90,000

This well presented one bedroom ground floor apartment is centrally located on Parliament Street and offered to the market **CHAIN FREE**.

Comprising of: One double bedroom with large window, modern kitchen with built in hob and oven and spacious lounge area. The property is warmed via electric heating.

Outside there is on road parking, which is on a first come first served basis.

This property would make an ideal first home or investment property with an estimated rental income of £675pcm which is a 9% yield.

- Chain Free
- One Double Bedroom
 - Ground Floor
- Modern Throughout
 - Electric Heating
 - Central Location

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

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales	EU Directive 2002/91/EC	



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