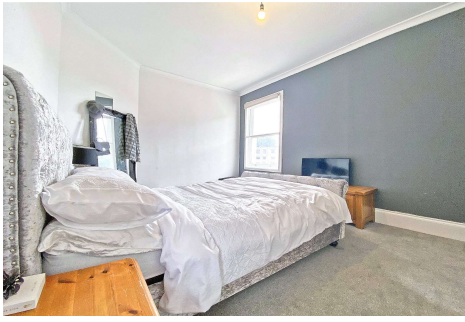


## Two Bedroom Ground Floor Apartment

**Alice Road, Aldershot, Hampshire, GU11 1HH**

Guide Price: £185,000

- Two Double Bedrooms
- Ground Floor Apartment
- Duplex Living
- Open Plan Living/Kitchen Area
- Allocated Parking
- Stones Throw to Station
- Estimated Rental Figure: £1250pcm
- EPC: D (59)



## Description

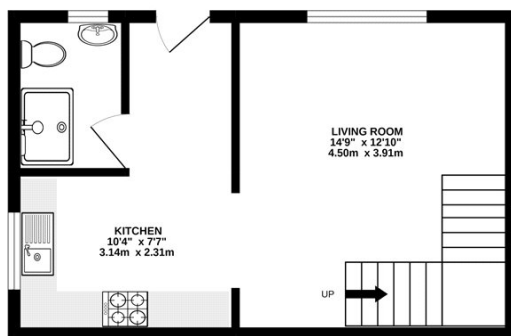
Boasting a yield of under 6% per annum, and with 89 years remaining on the lease, this duplex apartment offers an ideal opportunity for first time buyers and investors alike. The property is situated in the heart of Aldershot town centre and is sat within a Grade II listed building, merely a stones throw from the mainline railway station. Accommodation comprises of an open plan living room/kitchen, two double bedrooms and a bathroom. Externally there is allocated parking for one vehicle. Give us a call today to secure your viewing.

## Outside

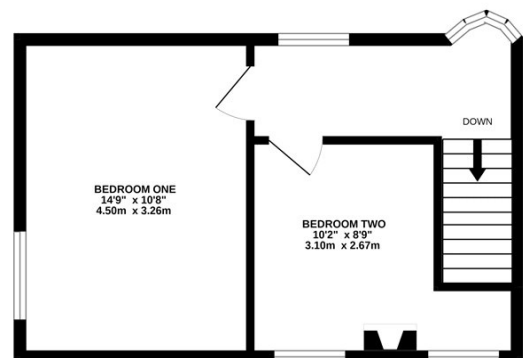
There is allocated parking for one vehicle.

## Floorplan

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**TO ARRANGE A VIEWING PLEASE CONTACT:**  
Tel: **01252 361550** or Email: **info@bridges.co.uk**



**Important Notice - These particulars are set out as a general outline only for the guidance of intended purchasers/tenants and do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Purchasers/Tenants must satisfy themselves by inspection or otherwise as to their correctness.**