



£85,000

18, Farrar Street, S70 6BS

Terraced House | 2 Bedrooms | 1 Bathroom

01226 654891 |



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Step Inside

Key Features

- Two bedrooms
- Great yield
- On street parking
- Great Location

Property Description

CALLING ALL LANDLORDS, INVESTORS, FIRST TIME BUYERS TWO BED TERRACED GENERATING A YIELD OF £500 PCM. This spacious two bedroom property located in a sought after area of Barnsley South Yorkshire, being marketed at a steal of a price. Contact via whats app or call to arrange a viewing today.

Main Particulars

This deceptively spacious two bedroom terraced property offers suitable space for someone who is looking to get on the property ladder or add to their portfolio. Having one large living space, fully fitted kitchen and downstairs bathroom, one double bedroom currently used as a wardrobe space and one kingsize main bedroom.

Tenants have currently purchased a property, NO ONWARD CHAIN FROM VENDOR

Viewings are highly recommended.



Total floor area 54.8 sq.m. (590 sq.ft.) approx

Whilst every attempt has been made to ensure the accuracy of this floor plan, all measurements are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Specifically no guarantee is given on the total square footage of the property if shown on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.
Plan produced for Purple Bricks. Powered by PropertyBOX

This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2024 Registered Office: , Brunswick Close, Barnsley, S71 1NQ

22/07/2021

Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)

18, Farrer Street BARNSELY S70 6BS	Energy rating C	Valid until: 20 February 2027 Certificate number: 0221-2829-7820-9423-4125
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Property type
Mid-terrace house

Total floor area
56 square metres

Rules on letting this property

Properties can be rented if they have an energy rating from A to E.

If the property is rated F or G, it cannot be let, unless an exemption has been registered. You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy efficiency rating for this property

This property's current energy rating is C. It has the potential to be B.

[See how to improve this property's energy performance.](#)

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