



## 1 bed apartment to buy in CH1

Trafford Street, Chester, Chester,  
Cheshire, CH1 3GW

**£45,000** Starting Bid

 x1  x1  x1

Tenure

**Leasehold**

Allocated parking

## Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Excellent opportunity for investors
- ✓ Student accommodation
- ✓ Easy access to local amenities
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

## Description

Currently let at £164 per week, this contemporary studio apartment offers an excellent opportunity for investors targeting the student market. Conveniently located near Chester City Centre and just a short walk from the train and bus stations, it provides easy access to local amenities including shops, bars, restaurants, the racecourse, Grosvenor Park, and the River Dee.

Situated within a purpose-built student accommodation development, the property is fully managed by Student Facility Management, offering a hassle-free, hands-off investment. However, the leaseholder retains the flexibility to appoint a different management company if preferred.

Designed with student living in mind, the studio features a modern kitchen and private shower room. Residents also benefit from access to a variety of communal spaces designed for socialising, studying, and relaxing.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 242

Annual Ground Rent Amount: £350.00

Annual Service Charge Amount: £2,130.00

Price: Starting Bid £45,000

Property Type: Apartment

Parking: Allocated

Risk of floods and or erosion: No

Flooded in last 5 years: No

Coalfield or mining area: No

Listed property: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic



**Shower Room**  
6'7" x 3'8"  
2.03 x 1.13 m

Approximate total area<sup>(1)</sup>  
211 ft<sup>2</sup>  
19.6 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE 360

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		76	76
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	

Trafford Street, Chester, Chester, Cheshire, CH1 3GW

Contact your local branch today for more information on this property:

**19 West St. Marys Gate, Grimsby, Lincolnshire, DN31 1LE, Tel: 01472 311 113, enquiries@jacksongreenpreston.co.uk, https://www.jacksongreenpreston.co.uk/**

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