

Phone 01604 629988 • Fax 01604 626247 • Email [enquiries@abbeyross.co.uk](mailto:enquiries@abbeyross.co.uk)  
• Website [www.abbeyross.co.uk](http://www.abbeyross.co.uk)

## ATTRACTIVE TOWN CENTRE RESIDENTIAL INVESTMENT

**7 Spencer Parade  
Northampton  
NN1 5AA**

**For Sale Freehold**



- Recent conversion to 12 flats (8 x 2 bed and 4 x 1 bed)
- Current income of £104,100 p.a.
- ERV £113,100 p.a.
- All flats let on 6 or 12 month Assured Shorthold Tenancies at rentals between £700 and £825 pcm
- Full details and Tenancy Schedule on request

### Viewing and Further Information

Strictly by appointment only with the agents:-

AbbeyRoss Property Consultants  
Albion House  
Victoria Promenade  
Northampton NN1 1HH

Telephone: 01604 629988  
Fax: 01604 626247  
Email: [ru@abbeyrossgb.com](mailto:ru@abbeyrossgb.com)  
Contact: Robin Ungemuth

Phone 01604 629988 • Fax 01604 626247 • Email [enquiries@abbeyross.co.uk](mailto:enquiries@abbeyross.co.uk)  
• Website [www.abbeyross.co.uk](http://www.abbeyross.co.uk)