



TENANTED THREE BEDROOM
TOP FLOOR FLAT

RENTAL INCOME £8,340 PA

READY MADE INVESTMENT

ALL SAFETY CERTIFICATES IN
PLACE

Second Avenue, Clydebank, G81 3BH

ATTENTION LANDLORDS – EVE Property are delighted to present this fantastic investment opportunity to the open sales market: a large three-bedroom top-floor flat located on Second Avenue, Clydebank. Currently tenanted and generating an annual rental income of £8340, this property offers a ready-made buy-to-let investment with immediate returns.



Property Description

Entered into hallway with a spacious storage cupboard and access to all rooms. The bright lounge features neutral décor and laminate flooring, creating a warm and welcoming living space. The fitted kitchen includes white units and is equipped with a cooker, washing machine, fridge, and freezer.

Two double bedrooms provides ample space for furnishings, bedroom two with in-built hanging and storage and third single bedroom.

Family bathroom comprising wc, wash hand basin and bath with over bath shower.

Further benefits include gas central heating, double glazing, loft storage and 50% share of the adjacent drying room adjoining the property.

This property has been well cared for by the current landlord. The tenancy is professionally managed by EVE Property, with all required landlord safety and compliance measures in place.

Home Report available on request.

Please call or email for more information or to arrange a viewing.

Second Avenue, Clydebank is centrally located and within walking distance to Clydebank Shopping Centre, Clydebank Business Park and Clydebank Leisure Centre. Local Primary and Second Schools are within a short walk. Clydebank offers an easy commute to Glasgow City Centre with frequent bus and rail services and access to A82, M8, Erskine Bridge and Clyde Tunnel road links.







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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements