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9 Prince of Wales Avenue, Flint, Clwyd CH6 5DL

GUIDE PRICE **£80,000\***

VACANT RESIDENTIAL

- Three bedroom semi-detached
- Double glazing
- Central heating
- Garage
- Outhouse
- Driveway
- Gardens to the front and rear

A three bedroomed semi-detached house in need of refurbishment and modernisation. The property benefits from central heating, double glazing, garage, driveway and gardens to the front and rear. Once updated the house would be suitable for occupation, resale or investment purposes with a potential rental income of approximately £8,400 per annum.

**Situated** Off Duke Street which is in turn off Chester Road in a popular and well established residential location within walking distance of Flint town centre and amenities, railway station and schooling.

**Ground Floor** Hall, Living Room/Dining Room, Kitchen

**First Floor** Three Bedrooms, Bathroom/WC

**Outside** Garden to the front and rear, garage, Out house, driveway.

