

Terry Hyland Estate Agents
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**Fully rented investment with c. 12.3% yield at
Humphreys Hall, Ballyhaise
Starting Bid: €240,000.00**



For sale via Terry Hyland Estate Agents via the [iamsold](https://www.iamsold.com) Bidding Platform

We are delighted to offer to the market this excellent investment opportunity of a fine block of four 1 bedroom apartments in Ballyhaise village.

The property is ideally located within walking distance of all local amenities and practicalities.

Each apartment is fully furnished and currently has tenants already in place and offers a current rental income of €27,720 per annum.

BER Details:

- Apt. 1: BER G / BER No. 109030593
- Apt. 2: BER G / BER No. 109040469
- Apt. 3: BER E2 / BER No. 109029157
- Apt. 4: BER E2 / BER No. 109039214

TO VIEW OR MAKE A BID Contact Terry Hyland Estate Agents or IAM Sold, www.iamsold.ie

Auctioneer's Comments

This property is offered for sale by unconditional auction. The successful bidder is required to pay a 10% deposit and contracts are signed immediately on acceptance of a bid. Please note this property is subject to an undisclosed reserve price. Terms and conditions apply to this sale.

Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection, measurement or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. Properties may be sold via online auction or public auction and bids made prior to public auction may be accepted by the vendors. IAM Sold and our partner auctioneer will share relevant personal information and transactional updates with each other so that we can effectively market and sell properties including the arrangement of viewings and follow up.