



HMO in LN5

Brayford Wharf East, Lincoln, Lincolnshire,
LN5 7BG

£225,000 Starting Bid

Allocated parking

Property features

- ✓ 6 Bedrooms
- ✓ Communal Lounge/Kitchen/Diner
- ✓ Immediate 'Exchange Of Contracts' Available
- ✓ 6 En-Suite Shower Rooms
- ✓ Prime Student Location

Description

For sale via secure sale online bidding - terms and conditions apply.

Located in The Junxion, just a minute's walk from the University of Lincoln and Students' Union, this fully let six-bedroom en-suite apartment offers a high-yield, hands-off investment in one of the city's most popular student developments.

The apartment features a secure communal entrance hall, leading to six fully furnished bedrooms, each with a $\frac{3}{4}$ bed, study area, storage, TV point, electric radiator, and private en-suite shower room. The spacious communal lounge/kitchen/diner includes a modern kitchen with appliances, breakfast bar, leather sofas, TV, and electric radiator. Tenants also enjoy access to shared on-site amenities such as games rooms and TV lounges.

We have been advised the current rental income is £36,864 per annum proving an excellent yield.

Please note we have not inspected this property.

Price: Starting Bid £225,000

Property Type: HMO

Business Type: Residential Investments

Parking: Allocated

Location

Situated in Brayford Wharf, Lincoln. This property is located in The Junxion, just a minute's walk from the University of Lincoln and Students' Union. In the centre close to all local amenities.

Accommodation

This fully let six-bedroom en-suite apartment offers a high-yield, hands-off investment in one of the city's most popular student developments. The apartment features a secure communal entrance hall, leading to six fully furnished bedrooms, each with a $\frac{3}{4}$ bed, study area, storage, TV point, electric radiator, and private en-suite shower room. The spacious communal lounge/kitchen/diner includes a modern kitchen with appliances, breakfast bar, leather sofas, TV, and electric radiator.

Tenure

Long leasehold of 200 years from 1st January 2004. Title number LL275952

Council tax

Band E

EPC

We currently await a copy of the Energy Performance Certificate

Additional information

For further information please contact our office directly on 0191 737 1154, or alternatively via e-mail at commercial@pattinson.co.uk. With regards to viewing subject property, this is to be done strictly by appointment.



Brayford Wharf East, Lincoln, Lincolnshire, LN5 7BG

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

**27-28 Tuesday Market Place, King's Lynn, Norfolk, PE30 1JJ,
TBC<http://www.norfolkpropertyauctions.com>**

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 of representation of fact, but must satisfy themselves by inspection 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.

