



Leaf Avenue, Hampton Hargate Peterborough  
**£425,000 Freehold**

**Sharman  
Quinney**



# Key Features



- Terraced House
- 6 Bedrooms with En-Suites
- Kitchen/Diner
- Off Road Parking
- Close to Local Amenities
- Investment Opportunity

This six bedroom fully licensed HMO property with fully managed tenants in situ located in the popular location of Hampton Hargate. Close to local amenities, including Serpentine Green shopping centre, multiple schools, lakes and the all important transport links.

Recently renewed HMO license, this property comes with a 10% yield and has also been very well maintained by present owners and tenants. Well presented kitchen/diner perfect for gatherings and all six bedrooms come fully equipped with beautiful en-suites.





Downstairs cloakroom

Kitchen/ Diner  
6.53m x 4.06m (21'05" x 13'04")

Bedroom  
5.08m x 2.59m (16'08" x 8'06")

Ensuite

First floor landing

Bedroom  
3.78m x 3.05m (12'05" x 10'0")

Ensuite

Bedroom  
4.06m x 3.78m (13'04" x 12'05")

Ensuite

Bedroom  
3.38m x 2.77m (11'01" x 9'01")

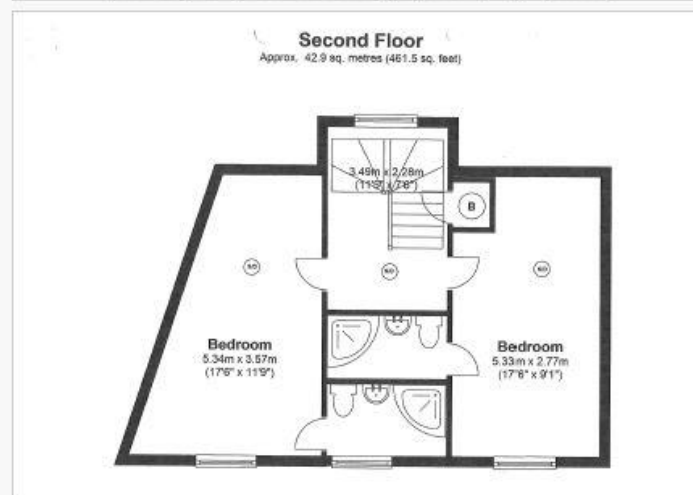
Ensuite

Stairs to first floor

Bedroom  
3.84m ex recess x 2.74m (12'07" ex recess x 9'0")

Ensuite





**Bedroom**  
5.31m x 2.79m (17'05" x 9'02" irregular shaped room)

**Ensuite**

Outside there is ample off-road parking on the block paved driveway and the rear garden offers a lovely environment to enjoy the outside space together.

To view this property call Sharman Quinney on:  
**01733 346111**

# Selling your property?

Contact us to arrange a **FREE** home valuation.

 01733 346111

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