

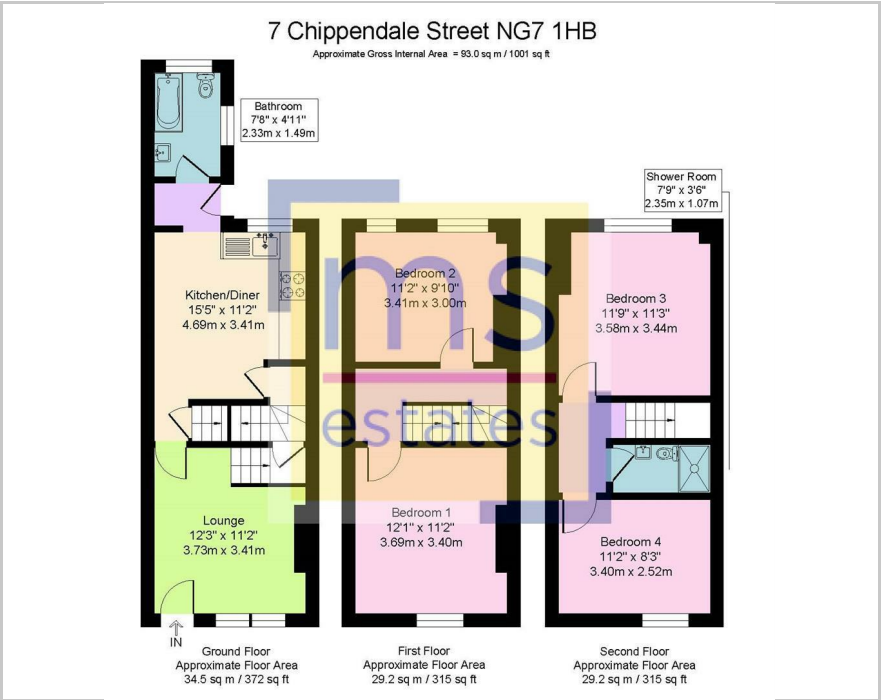


7 Chippendale Street, Nottingham, NG7 1HB

£236,000



Floor Plan



Area Map



- 10% Gross Yield: High-return asset priced at £236,000.
- Fully Let 26/27: Secured income of £23,656 (exc. bills).
- Two Washrooms: Rare feature for a 4-bed; boosts tenant demand.
- 4 Double Bedrooms: All spacious, well-proportioned rooms.
- Prime Location: Minutes from University of Nottingham campuses.
- Turnkey Asset: Fully modernised and ready for immediate transfer.
- Proven Performance: Established rental history.
- Separate Lounge: Dedicated communal space for social living.
- Low Maintenance: Double glazed with gas central heating throughout.
- Article 4 Area: Secure investment in a restricted HMO zone.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



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