

4 Gray Street
Northampton
NN1 3QQ

£325,000

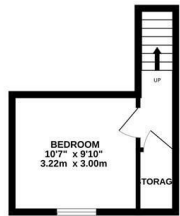


OSCAR JAMES

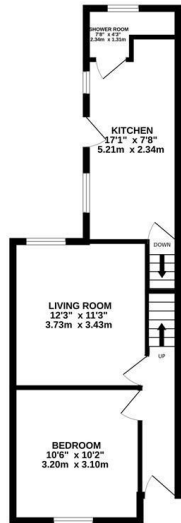
...expect excellence

FLOOR PLANS

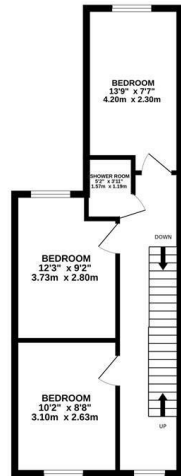
BASEMENT
158 sq.ft. (14.4 sq.m.) approx.



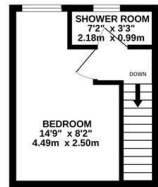
GROUND FLOOR
467 sq.ft. (43.1 sq.m.) approx.



1ST FLOOR
445 sq.ft. (41.4 sq.m.) approx.



2ND FLOOR
178 sq.ft. (16.3 sq.m.) approx.



TOTAL FLOOR AREA: 1246 sq.ft. (115.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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AT A GLANCE...



Communal lounge



Fitted Kitchen with appliances



SIX great size bedrooms



Three separate shower rooms



Communal garden to the rear



Good road links close by



WHAT'S GREAT?

CALLING ALL INVESTORS

This fully licensed HMO is now offered to the market with Oscar James! Spanning across four storeys are SIX great size bedrooms and three shower rooms. All rooms are currently rented with a projected gross rental income of £36,480 annually. Whilst being situated close to Northampton Town Centre and local amenities within walking distance this makes a fantastic investment!!!

The ground floor comprises a bedroom, communal lounge, kitchen, shower room and stairs down to the basement with a further bedroom. To the first floor are three bedrooms and a shower room. Following onto the second floor there is a further bedroom and shower room.

Externally there is a communal rear garden.

Please call us today to arrange your viewing on 01604 622722

...expect excellence



SELLER'S SECRET

This has been a brilliant investment over the years and the location is ideal especially all the local amenities within walking distance



Why we like it....

If you are looking to maximise an investment opportunity this could be the one for you this ready made HMO is already fully rented to tenants ready for the new owner to take over

To buy or not to buy....

OSCAR JAMES

336 Wellingborough Road | Northampton |
NN1 4ES
01604 622722
www.oscar-james.com
