



Ewhurst Road

Brighton, BN2 4AJ

Asking price £475,000

This six-bedroom house HMO (House in Multiple Occupation), is an ideal investment opportunity. Located in a prime location for students, it is conveniently close to numerous local amenities.

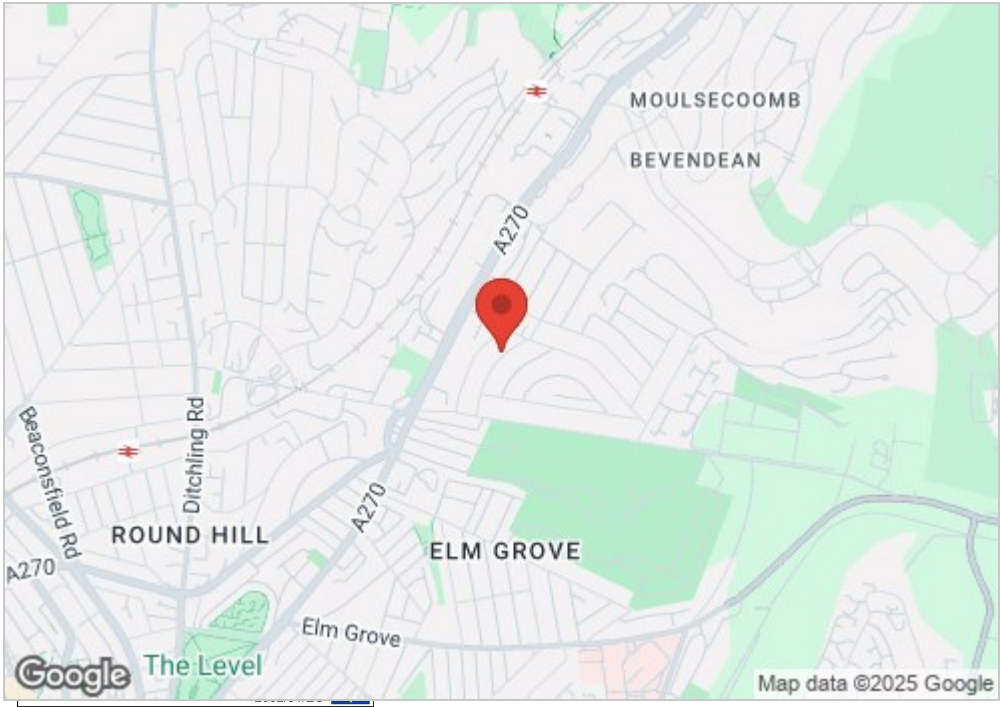
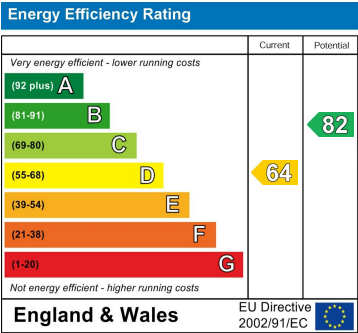
The house boasts a separate kitchen and lounge, creating a welcoming and communal space for the residents. There are two bathrooms an additional WC and you have direct access to the garden from the sitting room.

One of the standout features of this property is its rear patio garden. The garden provides a private outdoor space for the residents to relax, unwind, or even host small gatherings. It offers a tranquil environment away from the hustle and bustle of the city, allowing for a peaceful retreat.

In terms of its investment potential, the house currently generates an income of £28,800 per year. This is a significant return on investment, making it an attractive option for investors looking to capitalize on the student housing market. With six bedrooms, the property has the capacity to accommodate a large number of students, maximizing its rental income potential.

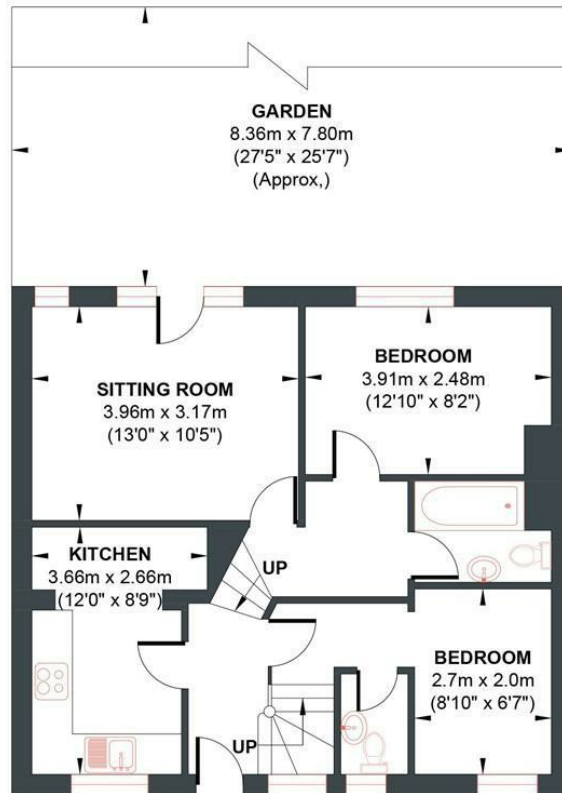
Furthermore, the house's location offers easy access to both the town center and universities. This is particularly advantageous for students, as it reduces commuting time and provides convenience. Proximity to the universities also increases the demand for housing in the area, ensuring a steady stream of potential tenants.

- Annual income £28,800
- 6 Bedrooms
- Student Location
- To be sold as ongoing investment
- Freehold
- Garden
- HMO
- Close to Lewes Road



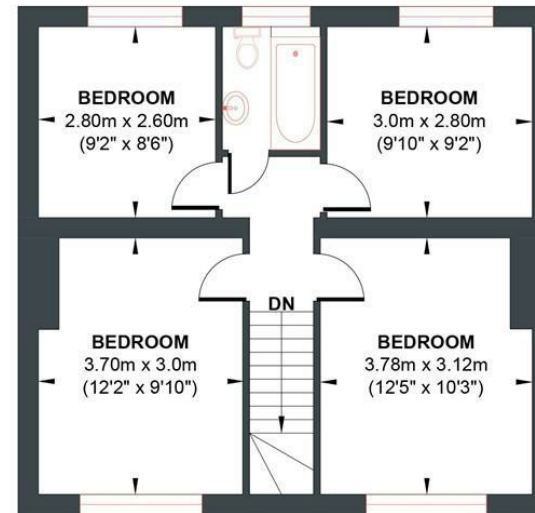
EWHURST ROAD

Approx. Gross Internal Floor Area 103.7 sq m / 1116.0 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



GROUND FLOOR

Approximate Floor Area
558.0 sq ft
(51.85 sq m)



FIRST FLOOR

Approximate Floor Area
558.0 sq ft
(51.85 sq m)

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All measurements are approximate



