



## Middle Street, Nottingham, NG9 2AR

Price Guide £475,000



We are delighted to bring this refurbished student HMO property in Beeston, a prime location for students attending the University of Nottingham. The University campus is just around the corner and there are several shops and amenities within 5 minutes walking distance towards Beeston centre and in close proximity of transport links to get into Nottingham. This is a fantastic opportunity to acquire a six bedroom property yielding at 8% gross.

High quality and previously fully refurbished, the property is as follows:

As you enter the property, to the ground floor you have two of the double bedrooms to the front of the property and the fully equipped open plan living/kitchen space to the rear, overlooking the garden. There is also a shower room with toilet and an additional toilet situated on the ground floor, not to mention the abundance of under stair cupboard storage.

- HMO INVESTMENT
- THREE BATHROOMS
- GOOD SIZED LOW MAINTENANCE GARDEN
- GREAT LOCATION FOR STUDENTS
- SIX DOUBLE BEDROOMS
- 8% YIELD
- TWO OFF ROAD PARKING SPACES

