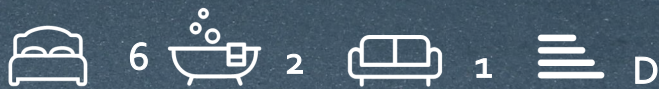




30 Lawrence Road
Southsea, PO5 1NY

Asking Price £485,000 Council Tax Band C



Tullys

30 Lawrence Road

Southsea, PO5 1NY

A fantastic HMO investment opportunity which currently returns circa £41,000 per annum in Gross rental income.

With individual room rates including all bills, the property currently returns circa 7% NET at the asking price (at full occupancy levels).

Let to professional tenants on individual AST's, and located close to Albert Road, within an easy walk of Fratton station, this property has proven a popular choice for professional sharers.

Comprising six bedrooms, a communal lounge and a large kitchen/breakfast room this substantial property offers an attractive investment.

Early viewing is advised.

ROOM ONE

Currently let at £600pcm.

ROOM TWO

Currently let at £600pcm.

ROOM THREE

Currently let at £625pcm.

ROOM FOUR

Currently let at £600pcm.

ROOM FIVE

Currently let at £450pcm.

ROOM SIX

Currently let at £550pcm.





FURTHER INFORMATION
COUNCIL TAX BAND: C

TENURE: FREEHOLD.

INDIVIDUAL ROOM RENTS INCLUDE ALL BILLS. The current owner includes the cost of a tv licence, wifi, all utilities and Council Tax. Current monthly expenditure is circa £585.51, however may fluctuate with changing costs. We advise you to check these details prior to purchase.



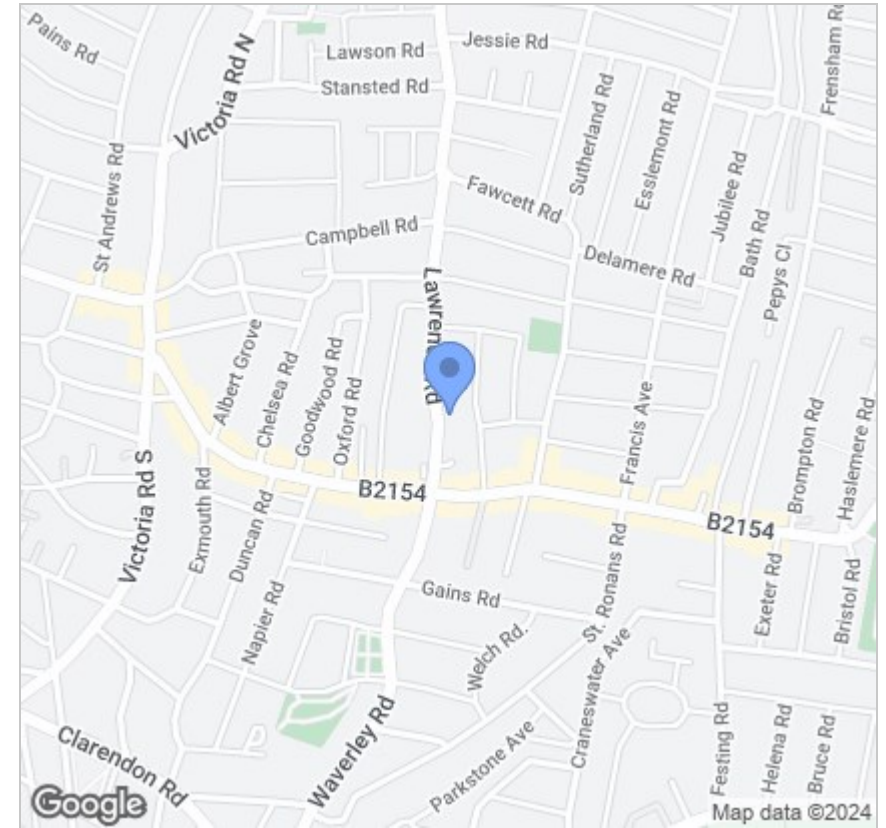
Floor Plan



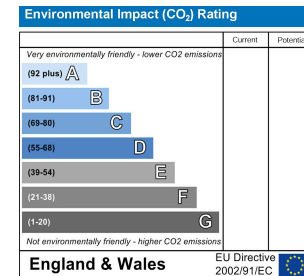
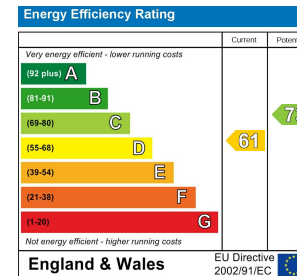
Viewing

Please contact our Southsea Office on 023 9273 2241 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



Tully & Co

157-159 Albert Road, Southsea, Portsmouth, Hampshire, PO4 0JW

023 9273 2241 Email: sales@tullyand.co

