



29 Herschell Road, Exeter, EX4 6LX

Price Guide £400,000



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A fantastic investment opportunity — this fully licensed 5 double bedroom HMO student property is situated in the highly sought-after Mount Pleasant area of Exeter. The property is let until August 2026, producing a strong annual net rental income of £27,500, offering investors immediate returns from day one.

The house is finished to a good standard throughout and offers spacious, practical accommodation ideal for student living. The layout includes a comfortable lounge, a modern fitted kitchen and dining area, a contemporary bathroom and an enclosed rear garden providing a private outdoor space.

Located within easy reach of the University of Exeter, local amenities and transport links, Mount Pleasant remains one of the city's most desirable and reliable student rental locations, ensuring excellent occupancy rates year after year.

- 5 BEDROOMS
- LOUNGE
- GARDEN
- GOOD LOCATION
- KITCHEN/DINING ROOM
- Great Investment

