



5

Bedrooms



1

Bathroom



Avery Estate Agents are proud to present this ideal investment opportunity with tenants in situ, boasting 5 letting rooms, situated on a desirable road in close proximity of Weston-Super-Mare town centre. The living accommodation is ready for tenants and the ground floor briefly comprises; entrance hall, 2 large letting rooms (previously lounge and reception room), recently installed communal kitchen, communal dining room with adjoined utility and w/c. Upstairs consists of 3 double bedrooms, a recently refitted shower room and a w/c. To the rear of the property there is an enclosed garden with lawn and patio areas. To the front of the house there is ample parking for 2-3 vehicles. Stafford Road boasts a host of local amenities including a bus route in walking distance for commuting across W-S-M and a nearby train station for traveling to Bristol and beyond. There are local shops nearby and Weston town center has a plethora of shops and restaurants, including the renowned Sovereign Centre.

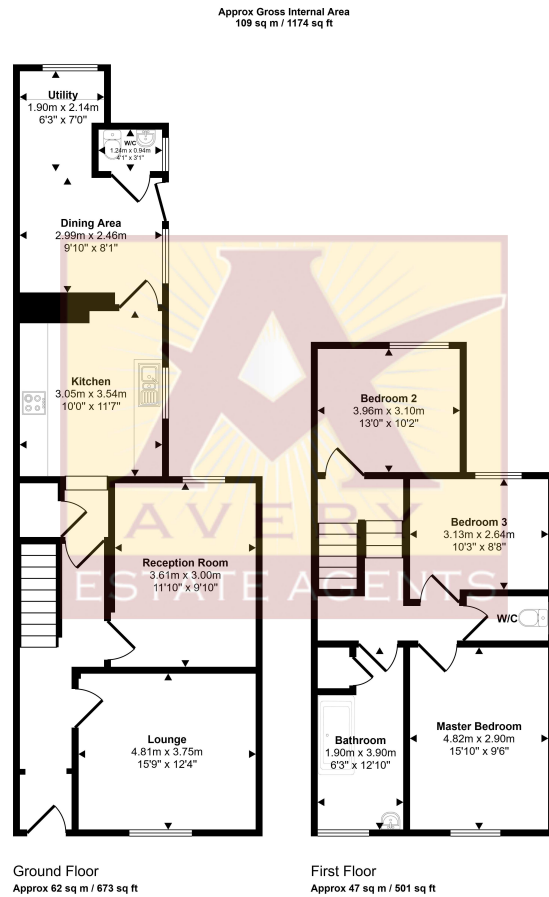
With current tenants in situ with short hold tenancy agreements this property ideally suits investors looking for a ready to go HMO setup and is sure to get the phones ringing!

NB. Current income can be discussed with interested parties upon request.

- 5 Letting Rooms
- EPC Rating E
- Close To W-S-M Town Centre
- N Som Council Tax Band B
- Recently Refitted Kitchen & Bathroom
- Tenants In Situ







This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E	45	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Address: 13 Stafford Road, BS23

