



Estate Agents
Hurst

26 Priory Road, High Wycombe, Buckinghamshire, HP13 6SL
£750,000

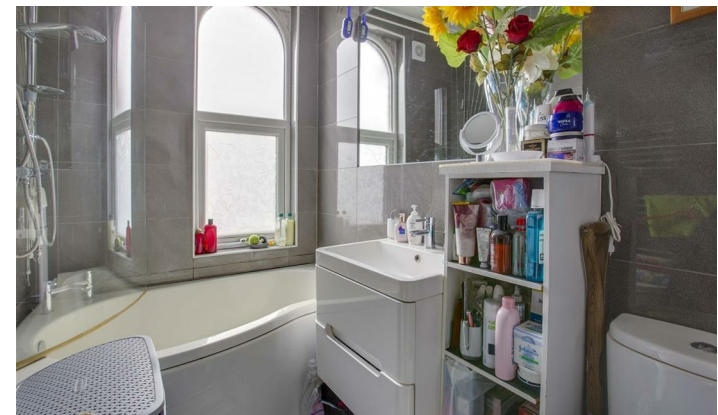
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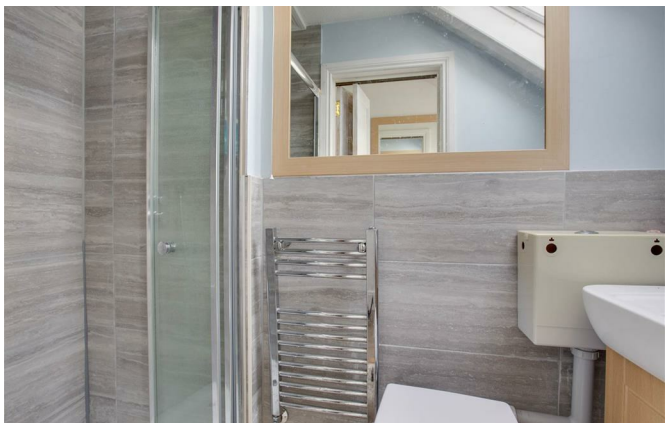
A fantastic seven DOUBLE bedroom, seven bathroom fully compliant HMO boasting in excess of 2,000 sq.ft of accommodation with the potential of achieving a rental yield of 8.8%. This amazing investment property is located just a short walk to High Wycombe train station and town centre and benefits from driveway parking for two cars and a large enclosed rear garden. The accommodation comprises; entrance hall, spacious kitchen, dining room, seven double bedrooms, five en-suite's and two further shower rooms. The property further benefits; large enclosed level rear garden, brick built store room at the bottom of the garden, gas central heating and UPVC double glazing. A rental yield of 7.2% is currently being achieved (£54,000 rental income).



FULLY COMPLIANT HMO
SEVEN DOUBLE BEDROOMS
SEVEN BATHROOMS
2,096 SQ.FT / 194.8 SQ.M
POTENTIAL 8.8% RENTAL YIELD
DRIVEWAY PARKING FOR TWO CARS
LARGE ENCLOSED REAR GARDEN
BRICK BUILT STORE ROOM
GAS CENTRAL HEATING
UPVC DOUBLE GLAZING







Approximate Gross Internal Area
 Ground Floor = 79.9 sq m / 860 sq ft
 First Floor = 63.5 sq m / 683 sq ft
 Second Floor = 38.1 sq m / 410 sq ft
 Outbuildings = 13.3 sq m / 143 sq ft
 Total = 194.8 sq m / 2096 sq ft



Floor Plan created by Media Arcade.
 Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

The Property Misdescriptions Acts 1991. Hurst Estate Agents have not tested any apparatus, equipment, fixture and fittings or services and cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. Hurst Estate Agents has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor.

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