



Cardinal Avenue | PL5 1UT

GUIDE PRICE £160,000





HINDHEAD PROPERTY IS DELIGHTED TO SHOWCASE

this modern redbrick home, ideally positioned in the ever-popular residential area of St Budeaux – a superb opportunity for both first-time buyers and investors.

Now offered with a revised guide price of £160,000 to £170,000, this home represents excellent value, with an estimated rental return of £1,100 per calendar month, delivering a potential yield of up to 8.2%. Whether you're stepping onto the property ladder or adding to your portfolio, this property combines strong returns with long-term potential.

Arranged over two floors with a unique split-level layout, the property offers a spacious and well-balanced interior. The ground floor boasts a generous open-plan lounge/dining area, with patio doors opening onto a beautifully presented, south-west facing rear garden. Wrapping around the side of the home and extending to approximately 80m², this sun-soaked space is perfect for entertaining, al fresco dining, or simply relaxing outdoors.

Further benefits include allocated, numbered parking and additional visitor spaces available on a first-come, first-served basis – ensuring convenient parking for both residents and guests.

Upstairs, the property offers two well-proportioned bedrooms and a contemporary family bathroom. Lovingly maintained by the current owners, who are upsizing due to a growing family, this home is ready to move into with no onward chain.

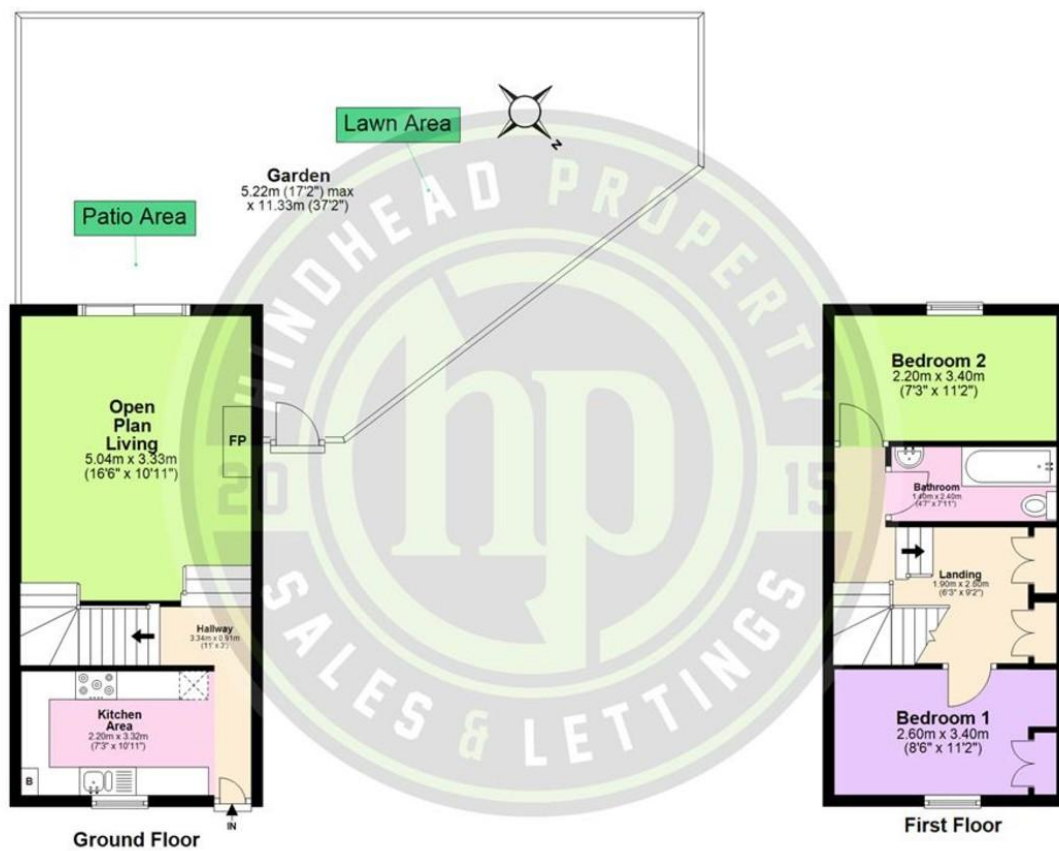
A rare find offering modern living, low maintenance, excellent transport links, and fantastic investment potential.

Contact Hindhead Property today to arrange your viewing – opportunities like this don't stay around for



long!





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Plan produced using PlanUp.

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