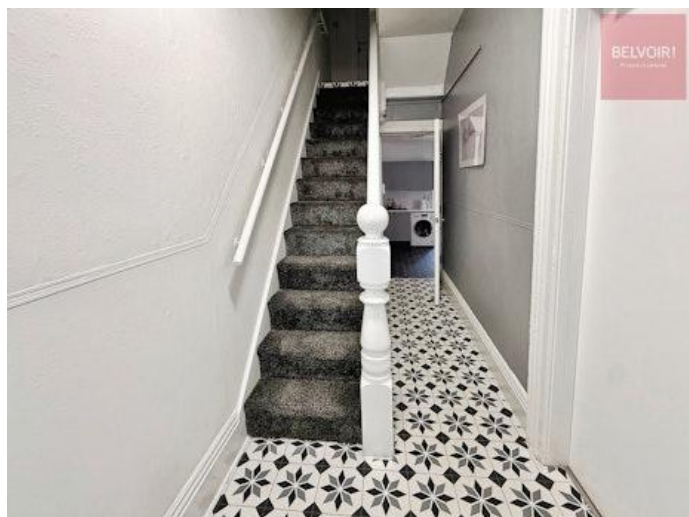




5  2  3 

Chomley Street, HU3, Hull

BELVOIR!

£155,000



Key Features

- > Fully Licensed 5 Bedroom HMO
- > Professional Tenants in Situ
- > One Ensuite Room + Two Communal Shower Rooms
- > Close to City Centre & Hull Royal Infirmary
- > Annual Income of £23,400
- > Tenure: Freehold
- > EPC rating D

This fully licensed five bedroom HMO offers a solid, turnkey investment opportunity with professional tenants already in situ. Located in the HU3 area of Hull, just minutes from Hull Royal Infirmary, the city centre, and local shops and amenities. The area is consistently popular with working tenants, making voids low and demand high. The property itself is well maintained throughout and has been set up with both functionality and tenant comfort in mind.



Upon entering, you're welcomed into a hallway that leads to two spacious ground floor bedrooms, followed by a large communal kitchen with plenty of cupboard space and integrated appliances. There's also a separate living room and dining area, offering ample communal space, as well as a shower room on this level.

Upstairs are three further double bedrooms, all generously sized, with one benefitting from a private ensuite. Several of the bedrooms include small kitchenettes, offering tenants an added level of convenience and privacy - a feature that's increasingly in demand for shared accommodation.

Externally, the property has low maintenance front and rear gardens, with the rear finished with astroturf, ideal for keeping ongoing upkeep and costs to a minimum.

The property currently generates a gross rental income of £23,400 per annum, with bills included in the rent. With all compliance in place, no major works required, and tenants already in situ, this is a hassle free addition to any investor's portfolio, offering income from day one.



Bedroom One

3.47m x 3.58m (11'5" x 11'8")

Double bedroom with traditional fireplace and kitchenette. Double glazed bay window to the front elevation.

Bedroom Two

3.5m x 3.11m (11'6" x 10'2")

Double bedroom with basin and double glazed window to the rear elevation.

Kitchen

3.63m x 3.02m (11'11" x 9'11")

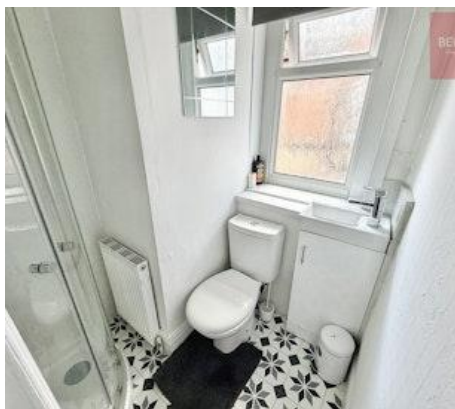
Communal kitchen fitted with wall and base units. Appliances including oven, hob, extractor fan, washing machine and dryer. Double glazed bay window to the side elevation.

Living Room

2.65m x 3.02m (8'8" x 9'11")

Communal Living room with seating and coffee table. uPVC door to the rear garden.





Dining Room

2.09m x 3.02m (6'11" x 9'11")

Communal dining room with table and chairs. Double glazed window to the side elevation.

Shower Room

1.43m x 3.02m (4'8" x 9'11")

Communal shower room to the rear of the ground floor. Used by the tenants of rooms one and two. Consists of shower cubicle, basin and WC. Double glazed window to the rear elevation.

Bedroom Three

3.48m x 3.03m (11'5" x 9'11")

Double bedroom with kitchenette and double glazed window to the rear elevation.

Ensuite

1.72m x 1.88m (5'7" x 6'2")

Private ensuite for the use of the tenant residing in room three. Consists of a shower cubicle, basin and WC. Double glazed window to the side elevation.

Bedroom Four

3.5m x 3.1m (11'6" x 10'2")

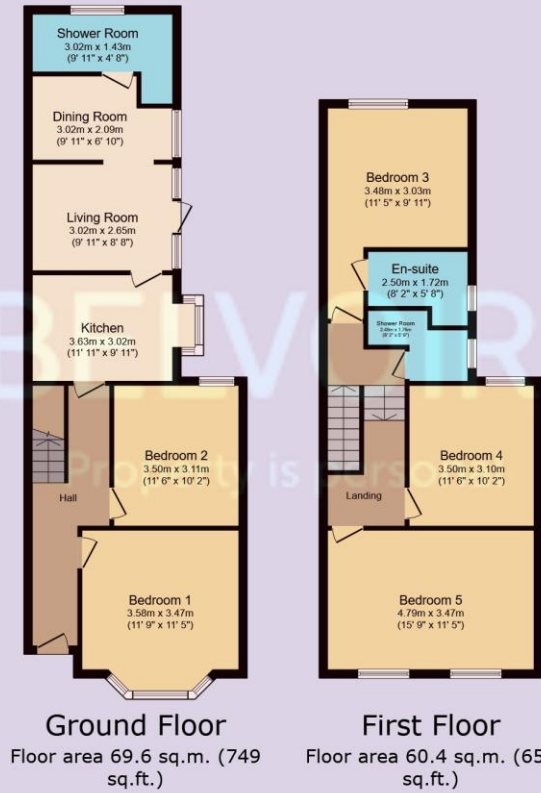
Double bedroom with basin and double glazed window to the rear elevation.

Bedroom Five

3.52m x 4.79m (11'6" x 15'8")

Double bedroom with traditional fireplace and kitchenette. Two double glazed windows to the front elevation.

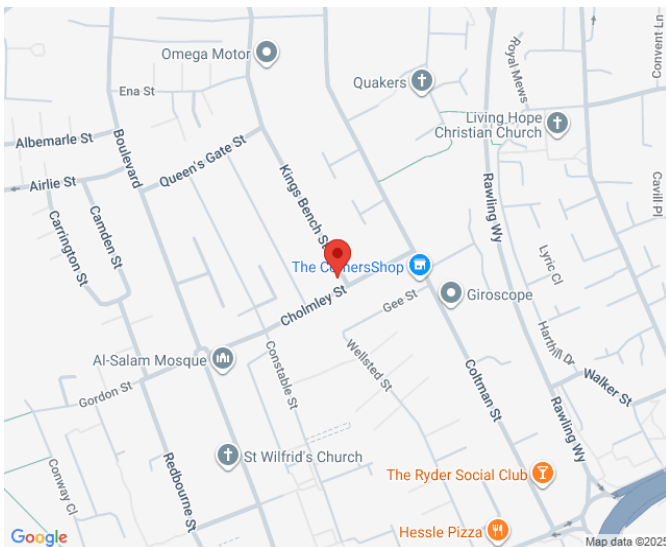




Total floor area: 130.0 sq.m. (1,399 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

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