



Spencer.

98, Duncombe Street, Walkley, S6 3RJ

## Buy —

a great opportunity for a rental investment is this five bedroom, two bathroom end terrace property. Currently let for academic year 24/25.

— from *Spencers*.

- Excellent investment opportunity
- Five double bedroom HMO property
- Three communal rooms and separate storage room
- Re-let for academic year 24/25 with income of £20,280 excluding bills
- Large rear and side garden with further potential
- Consistently let and re let
- Potential to improve income
- Council Tax
- EPC E
- What three words///branded.moods.diner

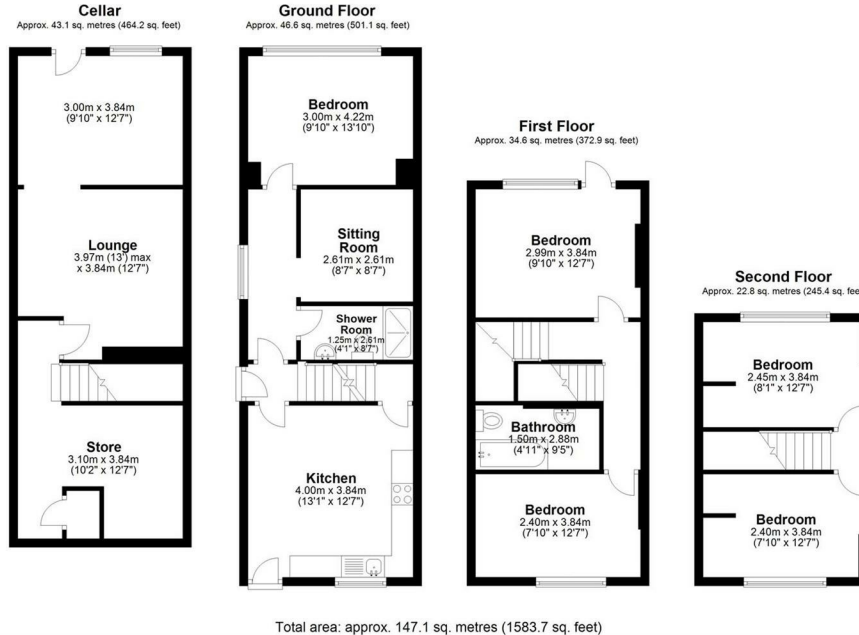


Offers Around

**£270,000**



# Floorplan



**Spencer.**

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Viewing: Via the Agents  
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