



**Stanmore View**

**£200,000**

**Burley, Leeds, LS4 2RW**

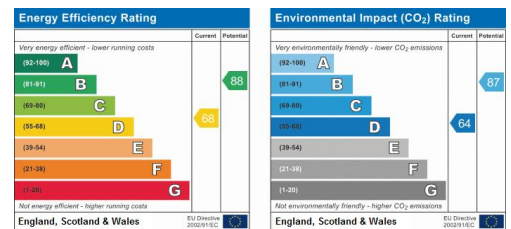
[sales@hop-property.co.uk](mailto:sales@hop-property.co.uk)



## Property Summary

This three double bedroom, two bathroom terraced property is an ideal buy to let investment! Currently let to 3 students and achieving £15,600 per annum - presenting a 7.8% gross rental yield. Located in the ever popular Burley which attracts both student and young professional tenants, within a short walk to Burley Park Train Station and with a wide range of amenities close by.

HOP has the property's rental history dating back to 2012, the property is currently let to three students - achieving £936pcm and let until 30th Jun 2021. The property is up to date on gas certificates and EICR. EPC Rating D



- THREE DOUBLE BEDROOMS
- TWO BATHROOMS
- ACHIEVING £936PCM (EXCLUDING BILLS)
- 7.8% GROSS RENTAL YIELD
- IDEAL INVESTMENT
- POPULAR LOCATION FOR STUDENTS AND PROFESSIONALS ALIKE
- NO ONWARD CHAIN
- SHORT WALK TO TRAIN STATION
- RENTAL HISTORY AVAILABLE
- EPC D

Coburg House  
St Andrews Court  
Leeds  
West Yorkshire  
LS3 1JY  
0113 322 9533

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements