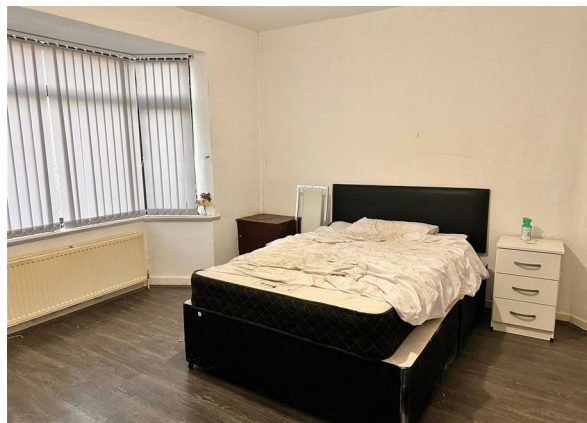


Eastville, Birmingham, B31 3UJ

£195,000

Council Tax Band: B





Three-Bedroom Semi-Detached House in Eastville, Northfield

An excellent investment opportunity! This well-maintained three-bedroom semi-detached house, situated in the desirable area of Eastville, Northfield, is currently let to a supported living company under C3 residential use. The property has been reconfigured and is being utilized as a four-bedroom house, generating a rental income of £1,300 per calendar month.

There is significant potential to increase the rental yield, with the option to sign a new five-year agreement at £1,600 per calendar month. Buyers have the flexibility to purchase the property with the current lease in place or opt for vacant possession.

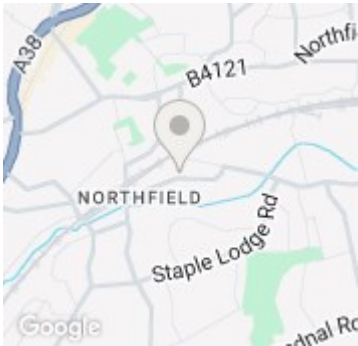
- The property features:
- Three generously sized bedrooms
  - Two reception rooms offering versatile living space
  - Rear garden and off-road parking

Important Note: The above rental figures and lease details have been provided by the vendor. All potential buyers are advised to verify the lease agreements and rental information through their conveyancer.

This property presents an attractive option for investors or buyers looking for a home with flexible use options. Don't miss out—schedule a viewing today!



Open House Edgbaston



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	59	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC