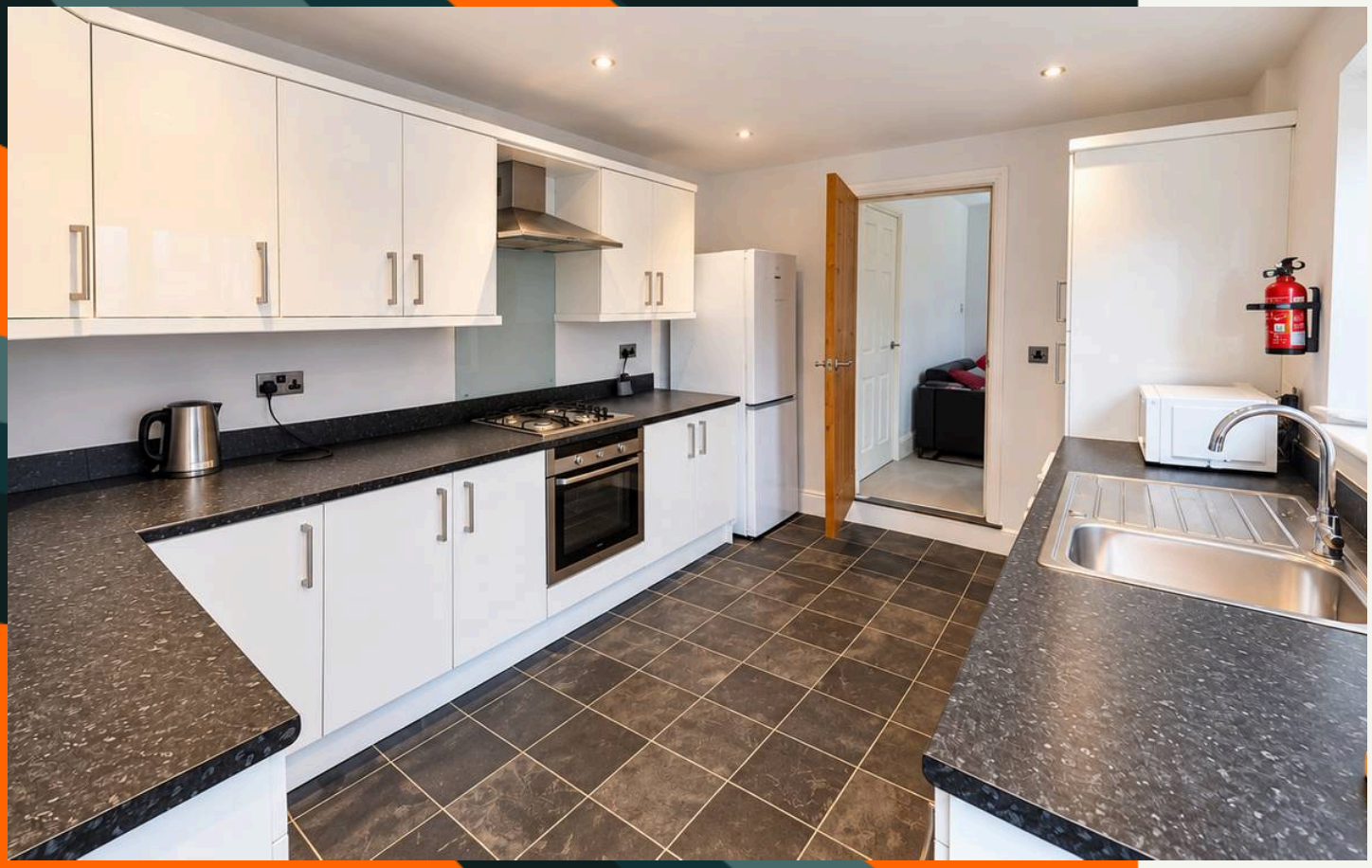


Gladstone Avenue, Chester

Chester

Guide Price £270,000







Gladstone Avenue

Chester

Council Tax band: B

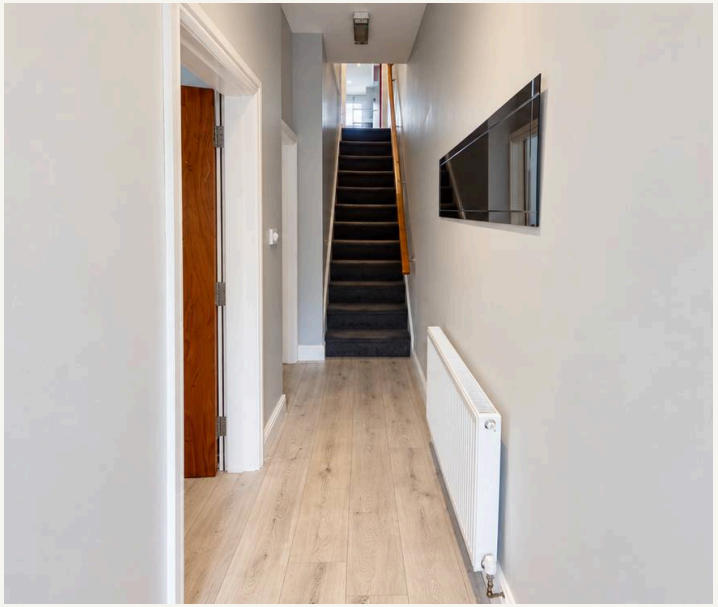
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D







Gladstone Avenue

Chester

- Four-bedroom HMO investment property in Chester
- Convenient location close to Chester city centre
- Excellent access to local amenities, shops and supermarkets
- Gas central heating and double glazing
- Modern fitted kitchen with ample cupboard and worktop space
- Contemporary bathroom facilities
- Spacious living room with feature fireplace
- Attractive bay-fronted period property

Gladstone Avenue

Chester

Address are pleased to welcome this four-bedroom HMO investment property on Gladstone Avenue. The property is currently tenanted by university students and will remain let for the forthcoming academic year, providing investors with immediate, uninterrupted income. The property presents a strong and consistent rental return in a proven student location.

It's a ready-made investment, configured and presented to meet the expectations of today's student tenants while offering landlords a straightforward, low-maintenance addition to their portfolio.

The property provides four well-proportioned double bedrooms, and a generous communal lounge/diner offering ample shared space, while the spacious kitchen is well laid out with plenty of worktop and storage provision to accommodate a full household with ease.

Practicality is well considered, with a first-floor shower room serving the four bedrooms, ensuring functionality for multi-occupancy living. To the rear a valuable outdoor space that is easy to maintain – a sought-after feature that enhances tenant appeal during the warmer months.

Positioned in the heart of the student quarter and within easy walking distance of the university and city centre, this is a prime buy-to-let opportunity in a high-demand area.

With strong existing income, tenants secured for the next academic cycle, and an established track record in this student location, this property represents a solid, income-producing asset in a consistently popular area. An excellent opportunity for investors seeking reliable yield in a prime student setting.






NEW YORK
LONDON





GROSS INTERNAL AREA
TOTAL: 88 m²/944 sq ft
GROUND FLOOR: 44 m²/473 sq ft, FIRST FLOOR: 44 m²/471 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



FIRST FLOOR



GROUND FLOOR

address.

Oh No!
another estate agent

Look, your home is more than just a postcode. And we get that. We care about that. That's why when you see our boards – and you'll definitely see our boards! – you know that with Address, you're getting something different.

We don't flatter you with fantasy numbers, we don't cut and paste your home into a sales engine and we will never ghost you!

From day one you have our time, bespoke marketing, cool boards, a dedicated sales agent – who will treat you like a human and not a number – and a promise that for every home we sell, we donate a minimum of £500 of the fee you pay to us a designated charity or a cause close to your heart.

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