



## Asfordby Road, Melton Mowbray

An excellent investment opportunity comprising a fully refurbished townhouse converted into five self-contained apartments, generating an income of approximately £43,380 per annum, with planning permission in place for two additional new-build properties.

- Investment opportunity comprising five self-contained apartments
- Planning permission granted for two additional new-build properties
- Short-hold tenancies in place with strong ongoing demand
- Modern kitchens and bathrooms throughout
- Recently refurbished throughout to a high standard
- Current rental income of approximately £43,380 per annum
- Townhouse retaining character features and high ceilings
- Large, barrier-secured parking area





**Property Type:** Unknown

An excellent investment opportunity comprising a recently refurbished townhouse, converted into five self-contained apartments, together with planning permission for two further new-build properties.

The property benefits from a large, expansive, barrier-secured parking area and is ideally positioned close to the town centre. The apartments are currently let on short-hold tenancies, generating an income of approximately £43,380 per annum. The accommodation comprises five self-contained apartments, including two two-bedroom flats (Flats A and D) and three one-bedroom flats (Flats B, C and E).

The property has proven to be a successful investment, with the apartments consistently let due to strong demand for this type of accommodation. It has recently undergone a full programme of renovation, including new kitchens and bathrooms, upgraded soundproofing, and the retention of character features, alongside well-proportioned rooms with high ceilings.

Offered for sale with no onward chain.

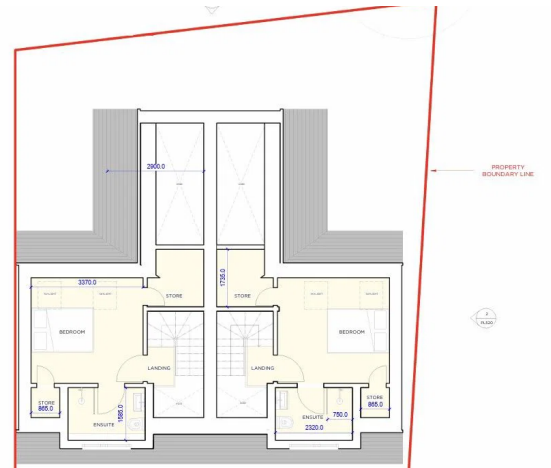
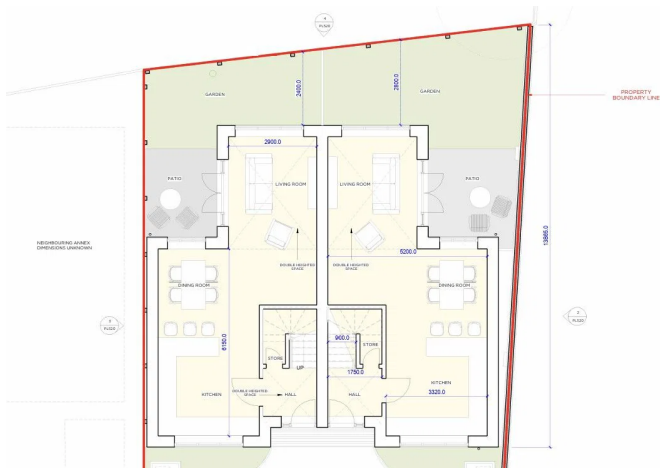
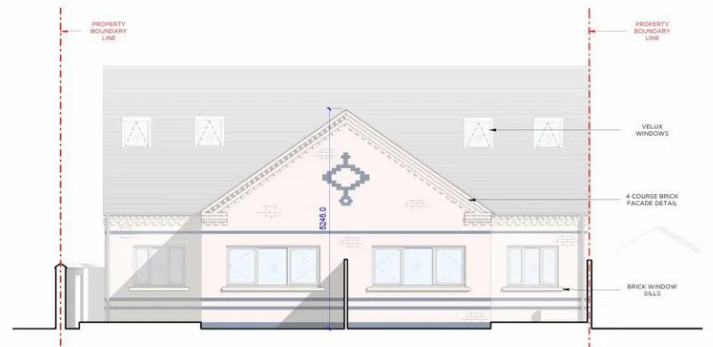
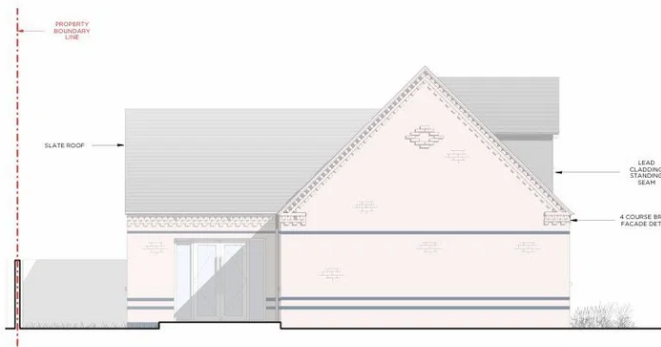
Situated on Asfordby Road, the property is conveniently positioned within easy reach of Melton Mowbray town centre, which offers a range of amenities including shops, supermarkets, cafés, and restaurants. The area is well connected, with good road links to Leicester, Nottingham, and Loughborough, as well as rail services providing access to wider networks. The town is also well known for its local produce and vibrant market town feel, making it an attractive location for tenants and investors alike.



1 PROPOSED NORTH ELEVATION  
Scale: 1:50



2 PROPOSED WEST ELEVATION  
Scale: 1:50



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