



Milton Street

Lawrence Street, York
YO10 3EP

£350,000

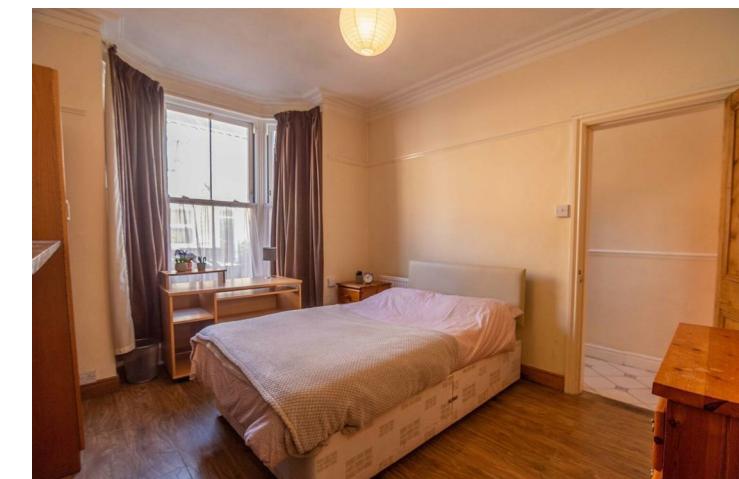
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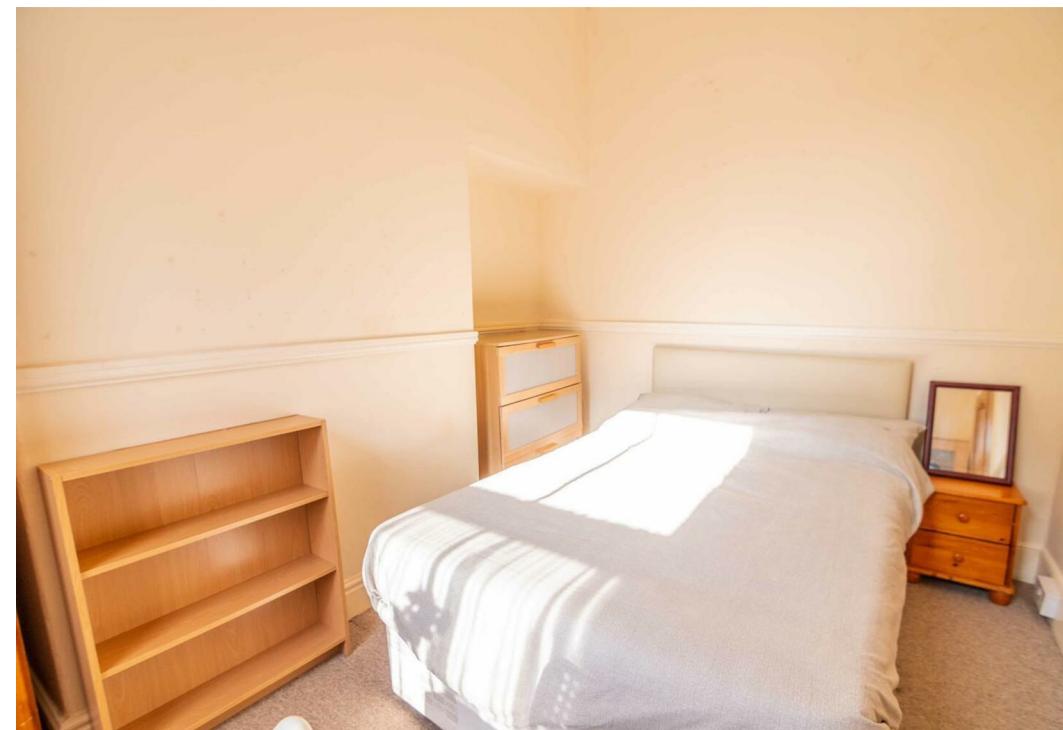
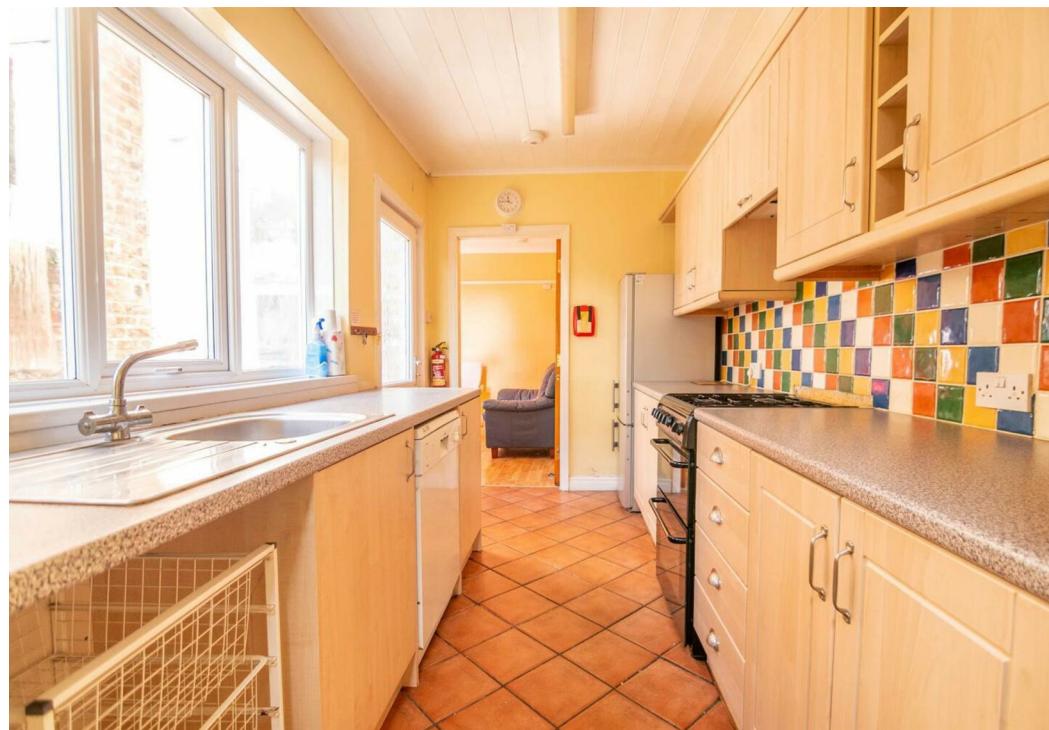
Located in the popular residential area of Lawrence Street, this well-maintained house of multiple occupancy is ideally positioned for easy access to both universities, York City Centre and the train station. Currently operating as a successful investment and generating a net income of approximately £34,500 per annum, the property is being sold as a going concern, offering an excellent opportunity for investors.

The accommodation has been well cared for and upgraded in parts by the current owners. The layout includes an entrance hall, a spacious communal living area, a generous kitchen, utility room and a ground floor bathroom. There are four well-proportioned bedrooms in total, with one on the ground floor and three to the first floor.

Externally, the property benefits from a low-maintenance enclosed courtyard garden with brick boundaries, as well as a charming forecourt to the front. Offered with no onward chain, viewing is highly recommended to appreciate the quality and potential of this investment property.

Council Tax Band B





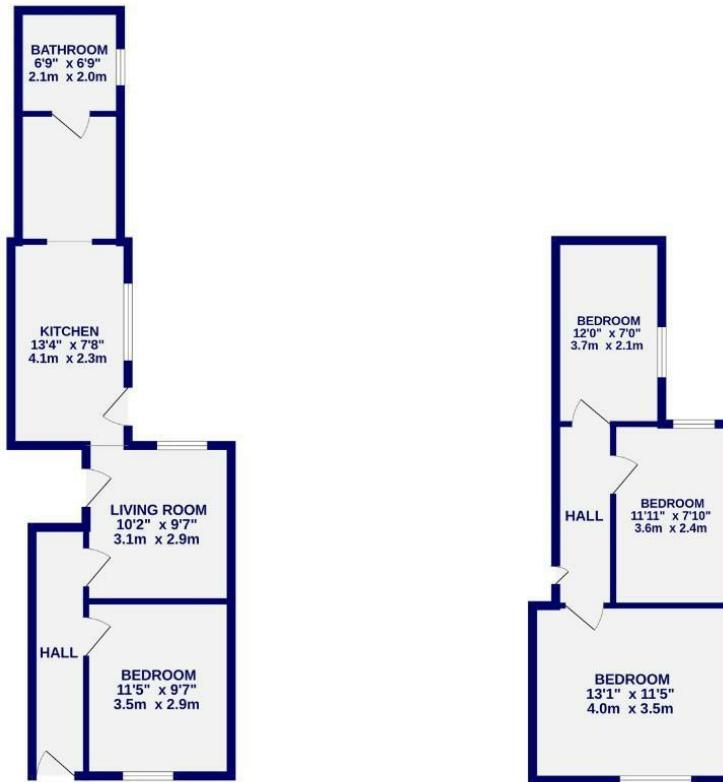
Milton Street Lawrence Street, York YO10 3EP

Freehold
Council Tax Band - B

- Successful HMO Property
- Mid Terrace
- Four Bedrooms
- Net Income Of Approx £34,500 PA
- Ideally Placed For Both Universities
- Well Presented Throughout
- No Onward Chain
- EPC C

GROUND FLOOR
469 sq ft (43.6 sq.m.) approx.

1ST FLOOR
371 sq ft (34.5 sq.m.) approx.



TOTAL FLOOR AREA: 840 sq ft (78.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. If included in the plan the garage/sheds will form part of the overall floor area. The floor plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability.
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