



81, Latimer Road, Exeter

Exeter

In Excess of £450,000



81, Latimer Road

Exeter, Exeter

5-bed terraced house in vibrant community, ideal for savvy investors as currently a licensed professional HMO, energy efficient with an airforce heat pump along with solar panels to reduce your bills

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: B

- Open planned kitchen diner
- Separate lounge.
- 5 double bedrooms
- Outside Courtyard
- Currently fully tenant HMO
- Airsource heat pump
- Solar Panels





Kitchen/diner

Spacious modern kitchen/diner, recently renovated to a high standard. Excellent natural light with access to the rear garden.

Lounge

Large lounge offset from the kitchen diner, a skylight allows light to flow through from the kitchen diner making the room an excellent facility to host. The room has an adjacent shower room meaning both ground and first floors have a bathroom facility.

Bedrooms

Modern, clean bedrooms, all 5 are good sized doubles and have proved popular with the current tenants.

Bathrooms

Renovated bathroom on the first floor, large walk in shower, natural ventilation.





GARDEN

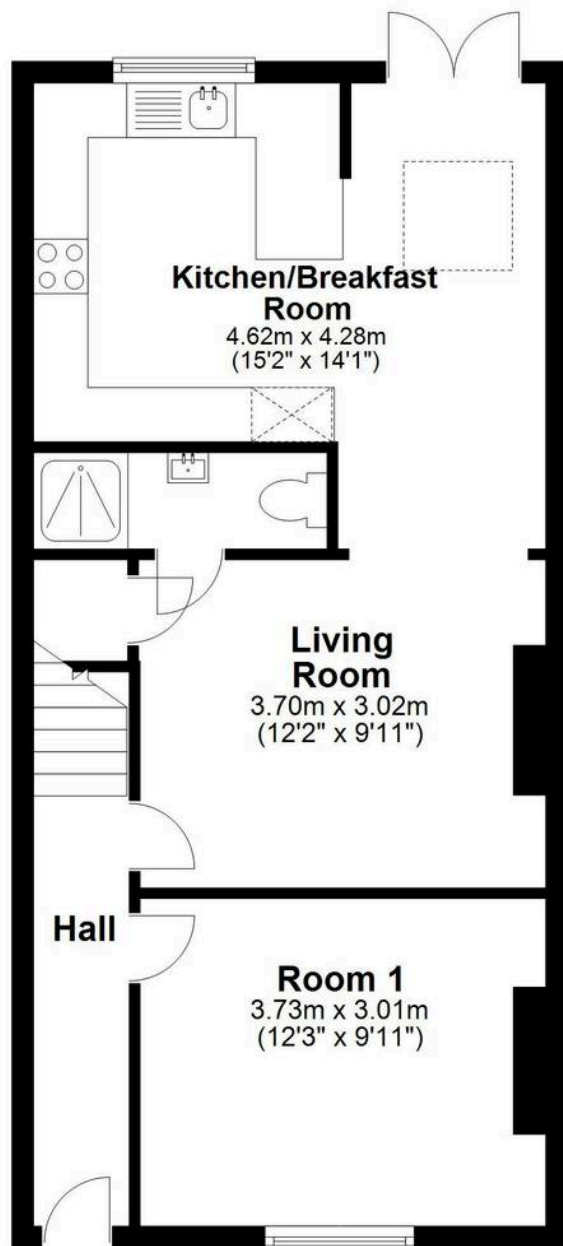
Low maintenance rear garden with a shed, perfect for a home of multiple occupancy.

DRIVEWAY

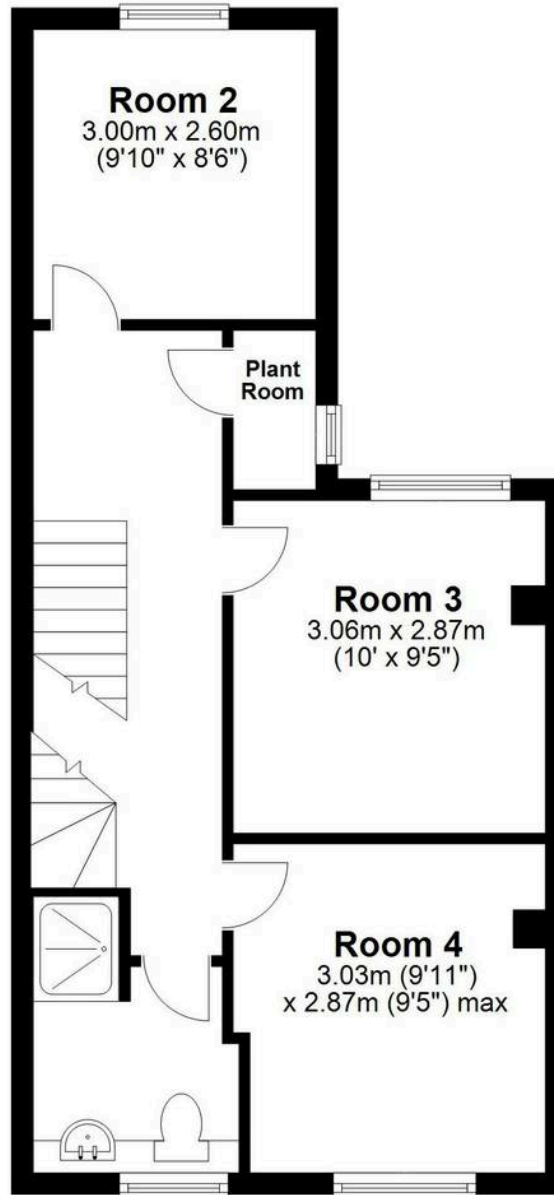
2 Parking Spaces

2 spaces directly outside the property

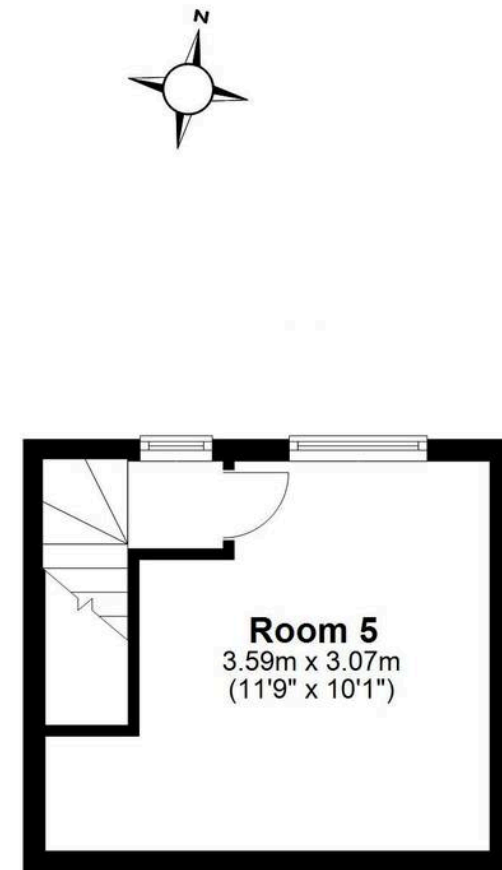




Ground Floor



First Floor



Second Floor

Total area: approx. 104.6 sq. metres (1126.1 sq. feet)

81 Latimer Road, Exeter

Housen Estates is proud to partner with **Custom Insurance & Mortgage Solutions** to offer expert mortgage and insurance advice tailored to your property journey. Whether you're buying your first home, moving up the ladder, or expanding your portfolio, our trusted partners provide personalised support, access to a wide panel of lenders, and guidance every step of the way. Together, we make securing your dream home simple, smart, and stress-free.

Scan the QR code or visit www.custominsurancemortgagesolutions.co.uk and click on 'Start Your Journey' at the top of any page.