HUNTERS®

HERE TO GET *you* THERE



Livingstone Road

Southampton, SO14 6WL

Offers In Excess Of £240,000

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4-bedroom HMO
Situated in a popular residential location on Livingstone Road, Southampton, this well-presented four-bedroom terraced property offers an excellent investment opportunity with tenants in situ, providing immediate rental income from day one.

Current Rental income is £1,850pcm

Configured as a 4-bedroom HMO,the property is ideally suited to investors seeking a ready-made addition to their portfolio. The accommodation comprises four well-proportioned bedrooms, a spacious reception room, a fitted kitchen, and a family bathroom, all arranged to maximise practicality and tenant appeal.
Courtyard garden at the rear of the property.







AML

Agents are required by law to conduct anti-money laundering checks on all those buying a property.

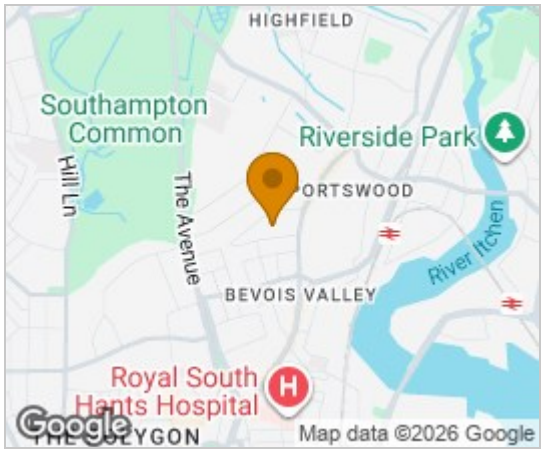
We outsource the initial checks to partner suppliers Coadjute who will contact you once you have had an offer accepted on a property you wish to buy.

The cost of these checks is £54 inc vat per person. This is a non-refundable fee.

These charges cover the cost of obtaining relevant data, any manual checks and monitoring which might be required.

This fee will need to be paid and the checks completed in advance of the office issuing a memorandum of sale on the property you would like to buy.

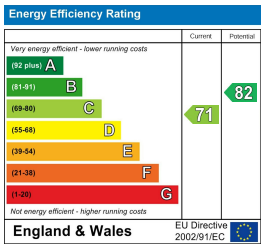
Area Map

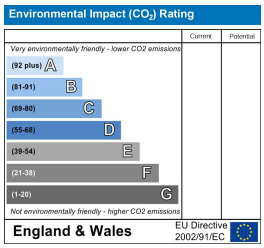


Floor Plans



Energy Efficiency Graph





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.
THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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