



## Cross Street, Derby, DE22 3FZ Offers Over £190,000



Investment Opportunity - 3 Bed, 3 Bath HMO on Cross Street, Derby

A fantastic opportunity to acquire a well presented three bedroom, three bathroom HMO located on Cross Street in Derby. This bright and modern property is currently fully tenanted and generating a strong and reliable rental income, making it an ideal turnkey investment for landlords looking to expand or start their portfolio.

The accommodation is well laid out and comprises three spacious double bedrooms, each served by its own bathroom, along with a comfortable reception area providing shared living space for tenants. The property has been maintained to a good standard throughout, offering a clean, contemporary feel that continues to attract steady tenant demand.

Currently achieving £550 per room per month, the property provides an attractive gross yield with immediate income from day one. Its convenient Derby location ensures excellent access to local amenities, transport links, and employment hubs, further supporting consistent occupancy levels.

This is a ready made investment opportunity suited to both experienced investors and those seeking a hassle free addition to their portfolio.

