



Blackpool Street
Burton-On-Trent

burchell
edwards

Blackpool Street Burton-On-Trent DE14 3AW

for sale offers over
£170,000



Property Description

A four bedroom HMO that is fully furnished and fully occupied in a very popular location in central Burton that is an amazing buy to let opportunity for a savvy investor! Currently having four long term tenants, this property is currently bringing in £1800 per calendar month! It has a rental contract in place and is fully licensed and to current HMO regulations! Book your viewing with Burchell Edwards today to avoid missing out!

Kitchen

A selection of modern wall and base units, stainless steel sink and drainer, electric oven and hob, extractor hood, space and plumbing for various appliances, DG rear entrance door and access to bedroom.

Bedroom 1

DG window and central heating radiator

En-Suite

Panelled Bath with shower over, wash hand basin, heated towel rail, and partial tiling.

Bedroom 2

DG window and central heating radiator

En Suite

Bedroom 3

DG window and central heating radiator

Bedroom 4

DG window and central heating radiator

Bathroom

DG window to rear, WC, wash hand basin with vanity, paneled bath, radiator and partial tiling.

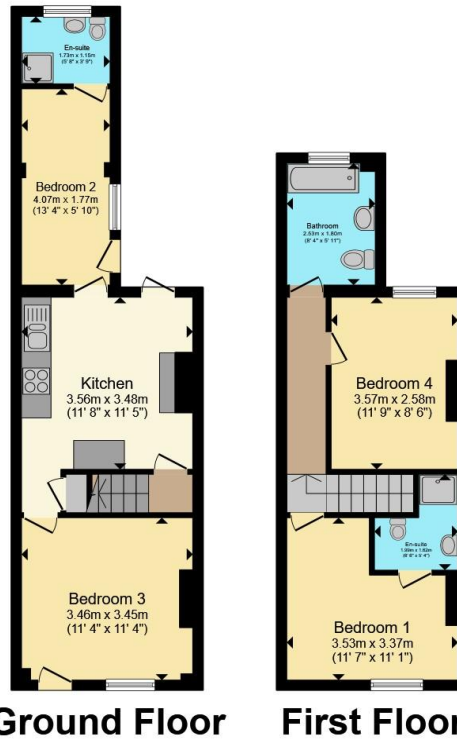
Rear Garden

A large lawned garden with brick built storage and access pathway.









Total floor area 70.7 m² (761 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Burchell Edwards on

T 01283 530 169
E burton@burchelledwards.co.uk

Britannia House Station Street
 BURTON-ON-TRENT DE14 1AN

EPC Rating: D Council Tax
 Band: A

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/BUT211553



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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