





Bixley Close, Norwich, NR5 8DH

william h brown

welcome to

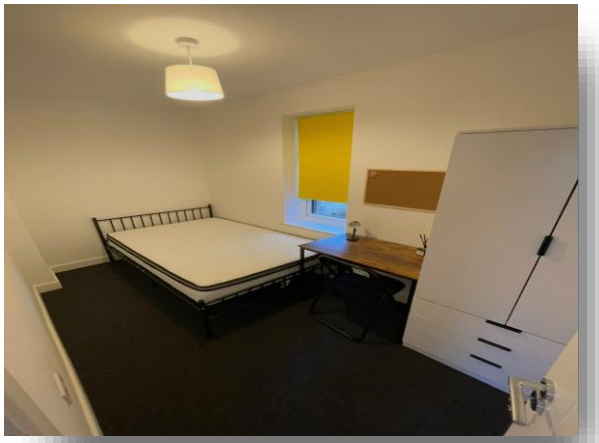
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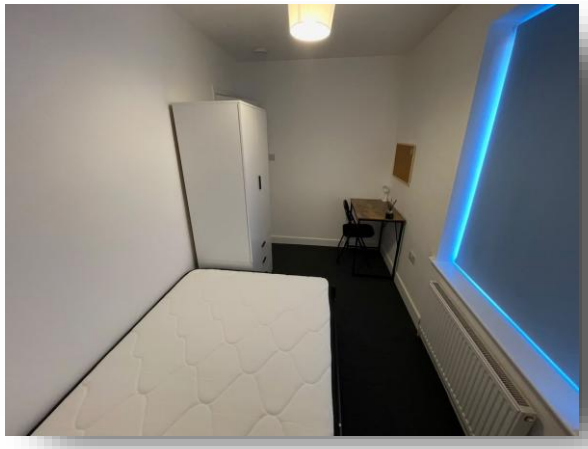
A five-bedroom end-terrace student investment property generating approximately £36,000 per annum. Featuring five letting rooms, communal lounge, kitchen and two bathroom facilities, this established rental offers an excellent turnkey investment opportunity in a popular student location.

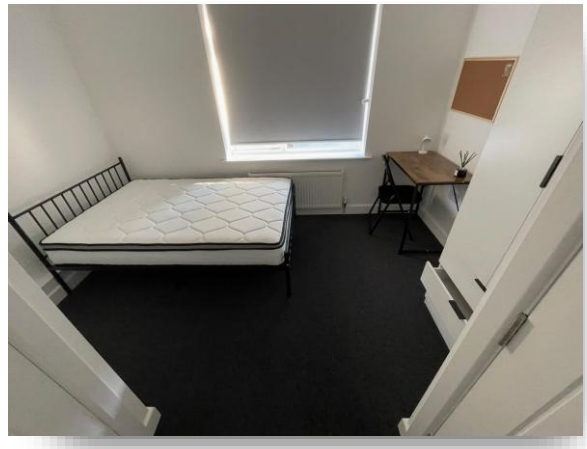












Description

>> Investment Opportunity - Five Bedroom Student Rental Achieving Approx. £36,000 Per Annum <<

Situated in a popular and well-established student location, this five-bedroom end-terrace property represents an excellent opportunity for investors seeking a ready-made income-producing asset. The accommodation has been configured to maximise rental income and comprises five individual bedrooms arranged across two floors.

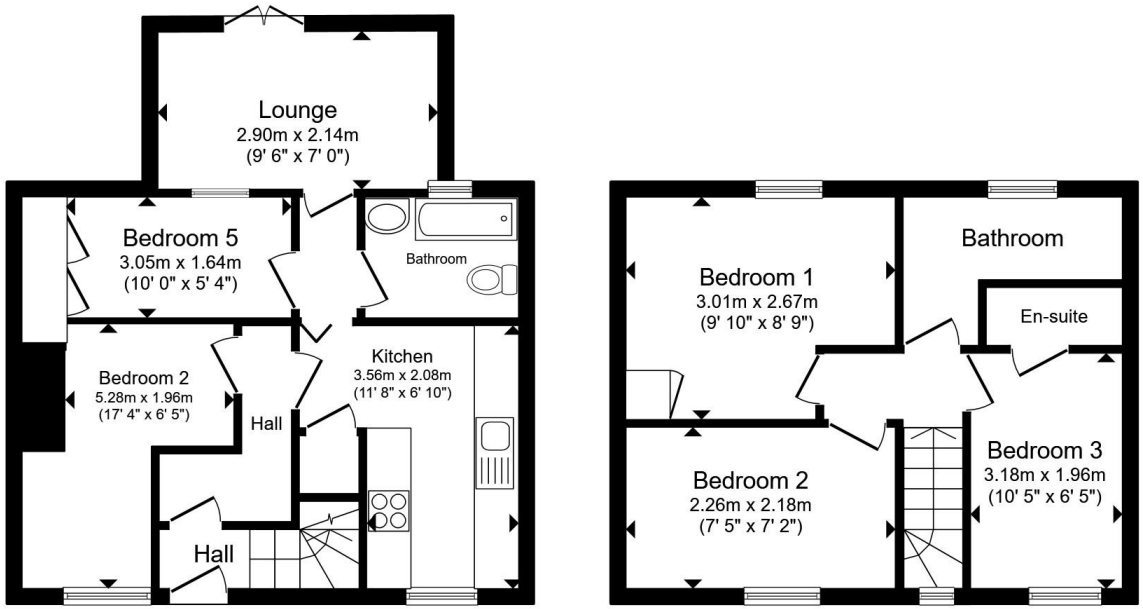
To the ground floor, there are two bedrooms, a fitted kitchen, family bathroom and a separate communal lounge extension providing valuable, shared living space for tenants. The first floor offers three further bedrooms, together with an additional bathroom facility/en-suite arrangement. The property's end-terrace position provides a practical layout and added privacy, while the accommodation has been adapted to meet the requirements of the student rental market.

Currently generating approximately £36,000 per annum, the property offers an attractive yield opportunity with established rental demand.

Located within easy reach of local amenities, public transport links and educational facilities, this is a turnkey investment well suited to both experienced landlords and those looking to expand their portfolio with a proven student let. Early viewing is highly recommended to appreciate the accommodation, rental potential and investment credentials on offer.

Agent's Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Total floor area 79.6 m² (857 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

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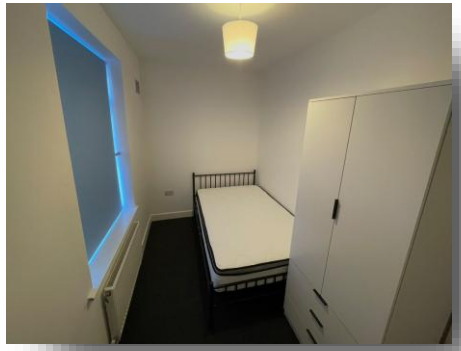
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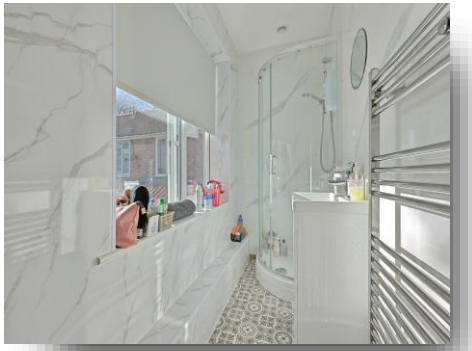
- Generating Approximately £36,000 Per Annum
- Popular Student Location
- Fully Let Investment Opportunity
- Lounge Extension Providing Communal Living Space
- Established Student Rental

Tenure: Freehold EPC Rating: C
Council Tax Band: A

£310,000









Please note the marker reflects the postcode not the actual property

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The Property Ombudsman

Property Ref:
NOR145250 - 0002

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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