



KEY
EXECUTIVE
SALES

£550,000

, Richards Street, Cardiff CF24 4DA



- 9 Bed HMO – Richards St, Cathays
- 10.56% Net Yield – strong income return
- Prime student location near Cardiff University
- 9 lettable rooms with shared living areas
- High-demand student area in Cardiff
- Turn-key investment opportunity



, Richards Street, Cardiff, CF24 4DA

An excellent opportunity to acquire a substantial 9-bedroom HMO investment property located on Richards Street, in the heart of Cathays – one of Cardiff’s most established and consistently high-demand student rental locations.

Positioned just a short distance from Cardiff University, the property benefits from strong, reliable rental demand year after year, making it an ideal addition to any investor’s portfolio. Cathays is widely recognized as the primary student district of Cardiff, with easy access to university buildings, local amenities, cafés, shops and excellent transport links into the city center.

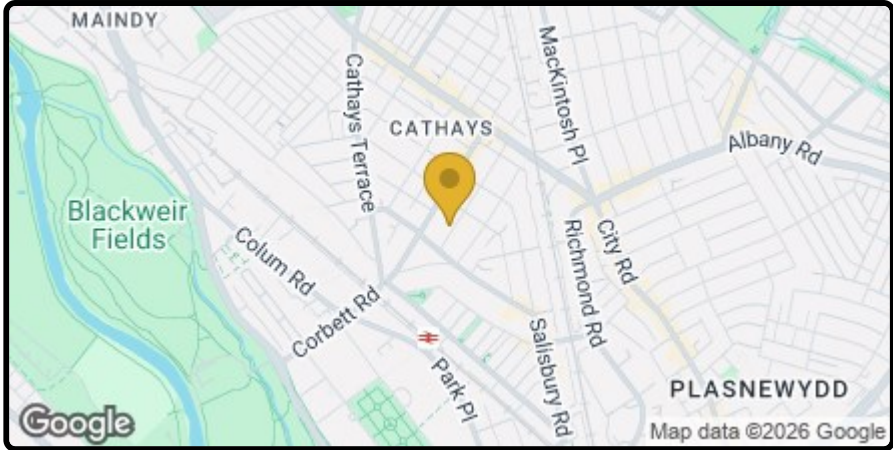
The property comprises nine well-proportioned bedrooms, generous communal living space and multiple bathroom facilities, providing a practical and attractive layout for student accommodation. The house has been configured specifically for the HMO market and offers a ready-made investment opportunity with strong rental performance.

Currently producing an attractive 10.56% net yield, the property offers investors immediate income with the benefit of owning a high-demand asset in a proven rental location. Properties of this size and yield within Cathays are rarely available, particularly in such a central position within the student district.

Richards Street is a well-established student road, situated within walking distance of the university, local shops, bars and restaurants, ensuring continued tenant demand and minimal void periods.

This is a turn-key investment opportunity ideally suited to experienced landlords or those looking to expand their HMO portfolio in one of Cardiff’s most reliable student rental markets.

For further information or to arrange a viewing, please contact our sales team.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		70	81
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Key Executive Sales

02920 489 000 | info@keyexecutivesales.co.uk | www.keylet.co.uk | 117-120 Bute Street, Cardiff Bay, Cardiff, CF10 5AE
 Cardiff Property Lettings T/A Key Executive Sales | Reg. No. 05294705 | VAT Reg. 851012863



