

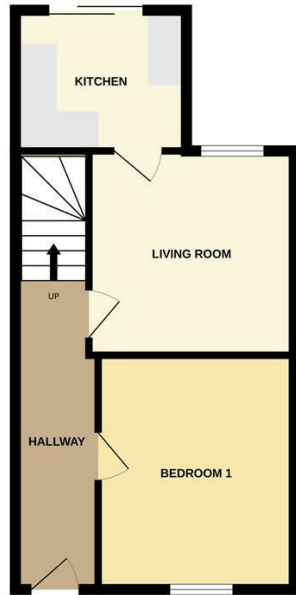


**William Street,  
Bangor  
4 Bed  
House  
Asking Price  
£169,950**

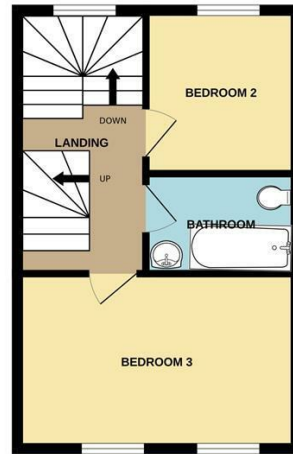


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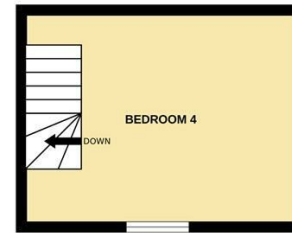
GROUND FLOOR  
409 sq.ft. (38.0 sq.m.) approx.



1ST FLOOR  
341 sq.ft. (31.7 sq.m.) approx.



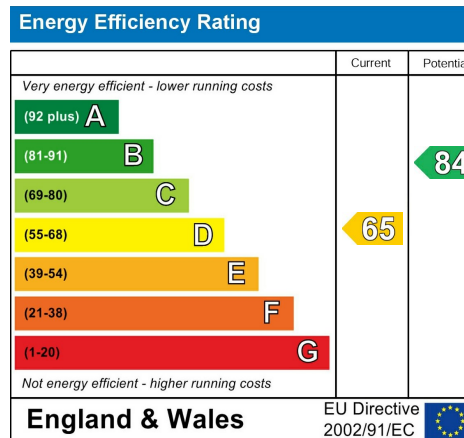
2ND FLOOR  
169 sq.ft. (15.7 sq.m.) approx.



TOTAL FLOOR AREA : 919 sq.ft. (85.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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- Fully let 4-bedroom HMO investment property
- Additional £4,176 per annum received towards utilities and internet
- Rear garden and converted attic bedroom
- Net annual rental income of £17,664
- Occupational Contract in place from 01/07/2026 to 28/06/2027
- Sea views towards the Menai Strait and Anglesey, within walking distance of the seafront and town centre amenities



## 4 Bedroom HMO Investment Property with Sea Views

A well-positioned 4 bedroom HMO investment property with rear garden and converted attic bedroom, enjoying views towards the Menai Strait.

The property is let from 01/07/2026 to 28/06/2027, producing a net annual rental income of £17,664. In addition, the occupants contribute a further £4,176 per annum towards gas, electricity and internet costs.

Conveniently located just a five-minute walk from the main high street, the property provides easy access to a range of shops, supermarkets, pubs, restaurants and other local amenities.

The seafront is also only a short walk away, offering attractive views across the Menai Strait towards Anglesey and a popular setting for walking and recreation.

An established investment property in a sought-after location with a strong rental return and coastal outlook.

### CONTACT

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