



Spencer.

11, Bates Street, Crookesmoor, S10 1NP

Buy —

a great opportunity for a rental investment is this five bedroom mid terrace property with three showers currently let for academic year 24/25

— from *Spencer.*

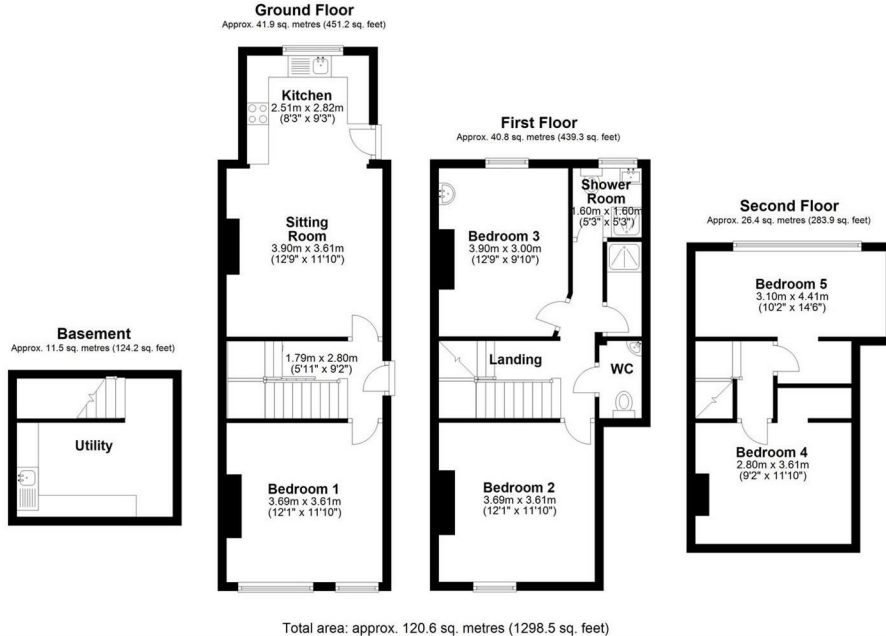
- Fantastic investment opportunity
- Five double bedroom HMO property
- Currently Let for Academic year 24/25
- Income of £21,840 excluding bills
- Desirable student location close to universities and hospitals
- Consistently let and re-let every year
- Potential to improve income
- Council Tax
- EPC D
- What Three Words///teach.tune.retire



£290,000



Floorplan



Spencer.

+44 (0)114 268 3682

info@spencersestateagents.co.uk

469 Ecclesall Road, Sheffield, S11 8PP

SpencersEstateAgents.co.uk

SpencersAgents

SpencersAgents

SpencersEstateAgents

All enquiries and negotiations conducted via the Spencers office. We are obliged under the Estate Agent Act 1991 to qualify all offers and an independent mortgage consultant will speak to you to substantiate your details. The particulars are set out as a general outline only for guidance and do not constitute part of an offer or contract. Measurements are given in good faith and believed to be correct. Any prospective buyer should satisfy themselves as to the correctness of all statements and should not rely on them as representation of fact. No person in the employment of Spencers has any authority to make or give representation or warranty whatever in relation to this property.

Viewing: Via the Agents

Spencers Agents Ltd, 469 Ecclesall Road, Sheffield S11 8pp | Registered in England No. 7565948