



HMO in CV11

Aston Road, Nuneaton, Warwickshire,
CV11 5EJ

£255,000 Starting Bid

Tenure

Freehold

Allocated parking

Property features

- ✓ Investment Opportunity
- ✓ Fully Tenanted HMO
- ✓ 7 Bedrooms
- ✓ Freehold Property

Arrange a viewing

Lisa Neil
Branch Manager
Commercial National

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commercial@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Being Sold Via Online Auction. Fee's Apply.

This seven bedroom end of terrace HMO is currently receiving a monthly fee of £1,584.00 via Homeleigh Limited who manage the property, please note this is not the rental income.

The rental income is paid to Homeleigh Ltd as they have a contract to manage the property until 31 August 2026. Should the buyer choose to end the contract and manage the property themselves, they will receive the rental income of £3219 per month, 15% Gross Yield.

Rents are inclusive of bills, gas, electric, water, internet, council tax, letting fees, maintenance, buildings insurance etc and any other ad-hoc costs are paid by Homeleigh / the new owner.

The accommodation features: entrance hall, three bedrooms on the ground floor, kitchen, two shower cubicles and one W.C. On the first floor there are four bedrooms, a kitchen and a WC. Externally to the rear there is a double garage and off road parking for two cars.

Accommodation Comprises

On the Ground Floor

Entrance Hall

Door to front, doors to bedrooms and kitchen, stairs to first floor.

Bedroom

Double glazed window, radiator.

Bedroom

Double glazed window, radiator.

Bedroom

Double glazed window, radiator.

Kitchen

Double glazed window, range of wall and base unit cupboards and drawers, single bowl stainless steel sink and drainer, cooker point, space for fridge/freezer.

W.C

Low level WC, wash hand basin.

Shower Cubicle

Tiled walls and floor, electric shower.

Shower Cubicle

Tiled floor, electric shower.

Bedroom

Double glazed window, radiator.

Bedroom

Double glazed window, radiator.

Bedroom

Double glazed window, radiator.

Bedroom

Double glazed window, radiator.

W.C.

Low level WC.

Kitchen

Double glazed window, range of wall and base unit cupboards, single bowl stainless steel sink and drainer, cooker point, space for fridge/freezer.

Double Garage

Double garage situated to the rear of the property.

Off road parking

There is off road parking for two cars to the rear of the property.

Floor Plans Disclaimer

The measurements are supplied for guidance only. No responsibility is taken for any error, omission or mis-statement on the floor plans. We have been advised that although the floor plan shows 3 showers and 2 toilets in the downside area they think that the cubicle with shower and toilet may not be in use.

Price: Starting Bid £255,000

Property Type: HMO

Business Type: Residential Investments

Parking: Allocated

Description

We are pleased to market this seven bedroom end of terrace HMO is currently receiving a monthly fee of £1,584.00 via Homeleigh Limited who manage the property, please note this is not the rental income.

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Should the buyer chose to end the contract and manage the property themselves, they will receive the rental income of £3219 per month.

Location

Aston Road in Nuneaton, Warwickshire, is a mixed residential and commercial neighbourhood located within the Abbey ward and Nuneaton and Bedworth district. Close proximity to the town centre, and good regional transport links.

EPC

Rating D

Tenure

Title number
WK313296 - Freehold

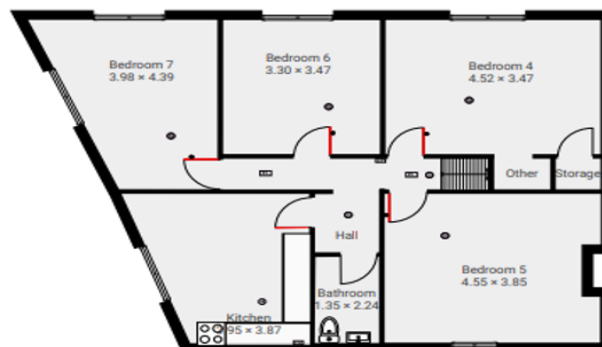
Additional Information

For further information please contact our office directly on 0191 737 1154, or alternatively via email on commercial@pattinson.co.uk. With regards to viewing subject property, this is to be done strictly by appointment.

▼ **Ground Floor** TOTAL AREA: 88.17 m² • LIVING AREA: 86.92 m² •



▼ **1st Floor** TOTAL AREA: 80.85 m² • LIVING AREA: 80.85 m² •



Aston Road, Nuneaton, Warwickshire, CV11 5EJ

Contact your local branch today for more information on this property:

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