



Alan Moss Road | Loughborough | LE11 4LT

Guide price £200,000



**RICHARD  
HARRISON**  
ESTATE AGENTS & VALUERS



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Loughborough | LE11 4LT  
Guide price £200,000

\*\* OUTSTANDING INVESTMENT OPPORTUNITY - HMO LICENSE - 4X LET £20,760 GROSS INCOME (BILLS INCLUSIVE WITHIN THE RENT) \*\* 10.3% GROSS YIELD \*\*  
\*\* LET ON 4 X INDIVIDUAL ROLLING TENANCIES \*\* NO UPWARD CHAIN \*\*

A rare and outstanding investment opportunity to purchase this end town house, set in a popular area within walking distance to Loughborough Uni, shops and amenities. The property would ideally require upgrading and modernisation, and offers excellent further potential.

- IDEAL INVESTMENT OPPORTUNITY
  - INCOME £20,760 P.A. INC BILLS
  - 4 X INDIVIDUAL LET ROOMS
  - LARGE REAR GARDEN
  - NO UPWARD CHAIN

Entrance Hallway
- 10.3% GROSS YIELD
  - HMO LICENSE
  - COMMUNAL LOUNGE AND KITCHEN
  - POTENTIAL FOR DRIVEWAY (STP)
  - DONT MISS IT!

Outside

Lounge

The Area

Bed 1

Extra Information

Dining Kitchen

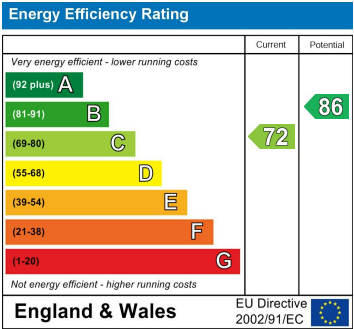
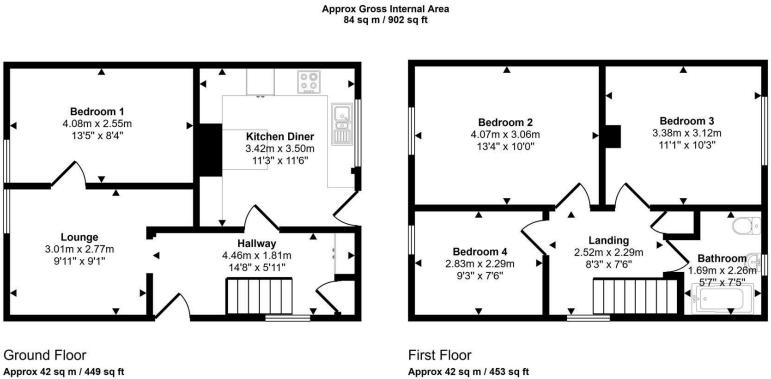
First Floor Landing

Bedroom 2

Bedroom 3

Bedroom 4

Bathroom



16 Churchgate  
Loughborough  
Leicestershire  
LE11 1UD  
01509 977 889  
sales@richard-harrison.co.uk