



INVESTMENT OPPORTUNITY - RENTAL HISTORY - CURRENTLY LET FOR THE 2019 ACADEMIC YEAR WITH AN ANNUAL INCOME OF £69,420 - GROSS YIELD OF 6.9% - POTENTIAL TO INCREASE THE RENT AFTER RENOVATION WORKS.

In need of modernisation and priced accordingly, subject to planning, the rental income could be increased substantially. This fifteen bedroom property is ideally positioned on Eslington Terrace, Jesmond. Perfectly placed for the buy to let market and within walking distance to Osborne Road and Jesmond Metro Service. Currently let for student academic year this property provides an excellent investment opportunity not to be missed. The location of Eslington Terrace is ideal for both the student and professional market, situated close to Newcastle City Centre, both Newcastle and Northumbria Universitys and the countless bars, cafe's and restaurants in Jesmond itself.

Boasting in excess of 4,200 Sq ft and situated over five floors, the property benefits from fifteen bedrooms, lounge/diner, kitchen, bathroom and separate WCs to all floors. With full rental history and a C4 classification, this property is a must see.

Converted Victorian House | 4,270 Sq ft (396.7 m2) | Fifteen Bedrooms | Five Storeys | Currently Let for The Current Academic Year | Rental History | Private Rear Yard | GCH | Excellent Location | EPC Rating: TBC

BASEMENT 27.53 sq. m.
(296.29 sq. ft.)



GROUND FLOOR 107.50 sq. m.
(1157.15 sq. ft.)



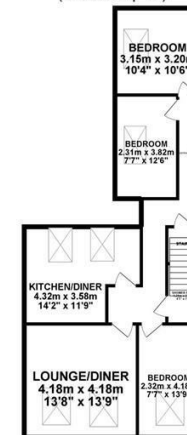
1ST FLOOR 102.68 sq. m.
(1105.24 sq. ft.)



2ND FLOOR 84.19 sq. m.
(906.22 sq. ft.)



3RD FLOOR 74.81 sq. m.
(805.20 sq. ft.)



TOTAL FLOOR AREA : 396.71 sq. m. (4270.11 sq. ft.) 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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£1,100,000

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