



9 NEWBOROUGH STREET, YORK
£270,000

Carter Jonas

9 NEWBOROUGH STREET, YORK, YO30 1AT

Situated in the popular Burton Stone Lane area of York is this well maintained, fully furnished student house which is HMO licensed and within easy access for York St Johns, York hospital and the city centre. The property offers 3 double bedrooms, a spacious living room, stylish kitchen, house bathroom and rear courtyard.

The property is currently tenanted with a rent of £2200 per Calander month (£26,400 per annum) and at this rental it works out as a 8.8% gross yield.

The property is connected to a mains electricity supply, with mains water supplied by Yorkshire Water. The broadband types available in the area are standard, superfast and ultrafast. Mobile availability at the property is covered by all four major suppliers. Please either check the Ofcom website or contact the office for specific details and suppliers available, for both broadband and mobile.

**HMO LICENSED 3 BEDROOM PROPERTY IN A POPULAR PART OF THE CITY
MAKING THIS AN ATTRACTIVE AND RARE INVESTMENT OPPORTUNITY.**

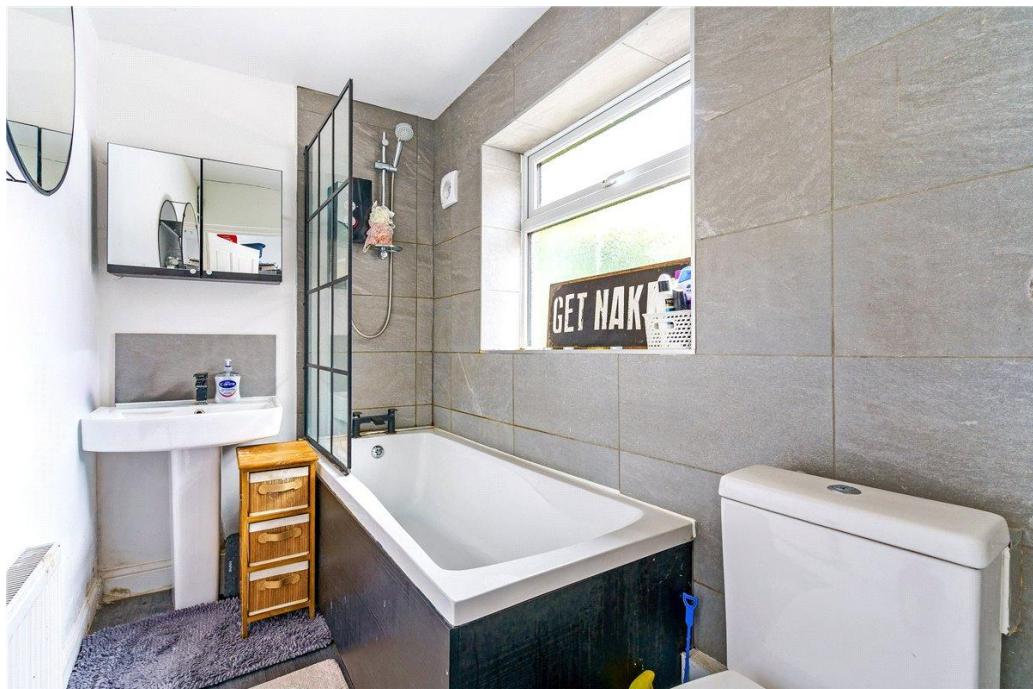


Classification L2 - Business Data

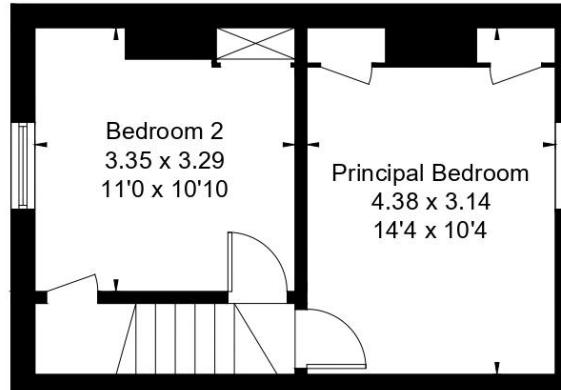
TENURE Freehold

LOCAL AUTHORITY YCC

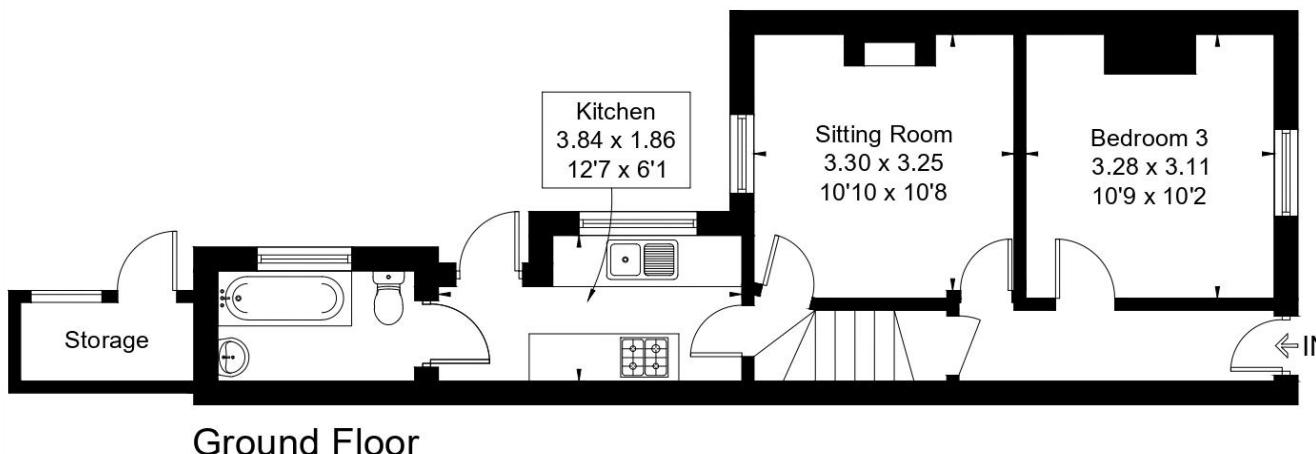
EPC BAND D



Newborough Street York, YO30
Approximate Area = 737 sq ft / 68.5 sq m



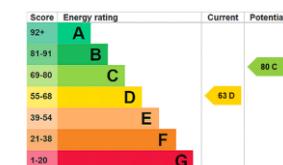
First Floor



Ground Floor



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
All measurements, including the floor area, are approximate and for illustrative purposes only. fourwalls-group.com #97728



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