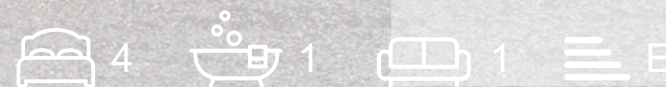
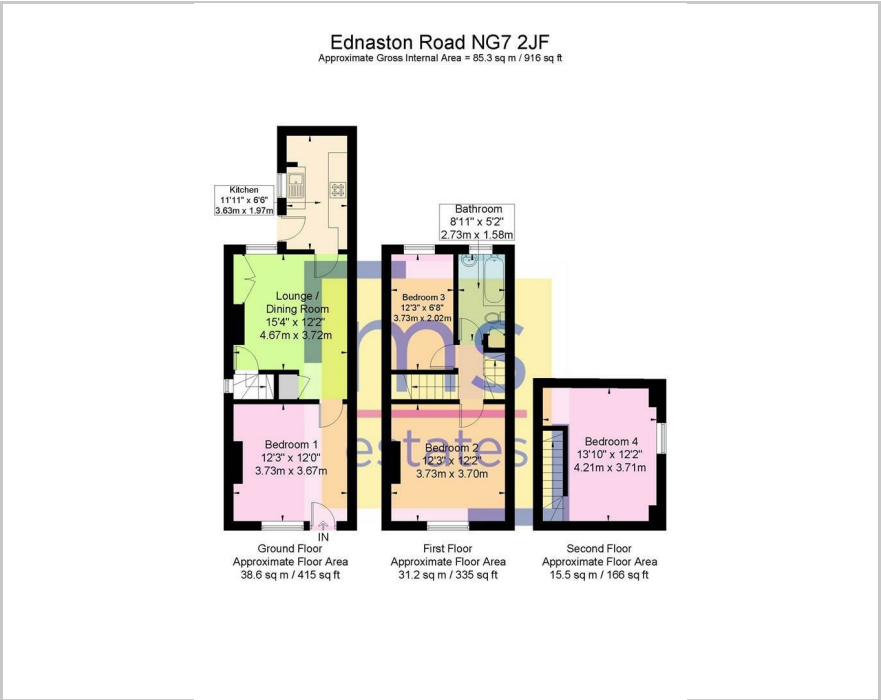


ms
estates

3 Ednaston Road, Nottingham, NG7 2JF
£300,000




Floor Plan



Area Map



- 8.5% Yielding Student HMO investment.
- Achieving £2200pm inc' until summer 2025.
- 4 Letting Rooms.
- Modern Fitted Kitchen Separate Lounge.
- 1st Floor Bathroom
- Gas Central Heating.
- Double Glazing.
- Great Location.
- Close to QMC and University.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	52	82
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC 		



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.