

3 Brighton Road, Redland, Bristol, BS6 6NU

Sold @ Auction £635,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 18TH JUNE 2025
- VIRTUAL TOUR NOW ONLINE
- VIEWINGS – REFER TO DETAILS
- LEGAL PACK COMPLETE
- SOLD @ JUNE LIVE ONLINE AUCTION
- FREEHOLD PERIOD HOUSE
- PRIME STUDENT HMO | £56,100 pa
- SCOPE FOR FAMILY HOME (VP)
- EXTENDED 8 WEEK COMPLETION

Hollis Morgan – JUNE LIVE ONLINE AUCTION – Freehold PERIOD HOUSE (1240 Sq Ft) arranged as 5 BED LICENSED HMO INVESTMENT fully let producing £56,100 pa | Potential for Family Home with GARDEN

3 Brighton Road, Redland, Bristol, BS6 6NU

Accommodation

FOR SALE BY LIVE ONLINE AUCTION
*** SOLD @ JUNE LIVE ONLINE AUCTION ***

GUIDE PRICE £600,000 +++
SOLD @ £635,000

ADDRESS | 3 Brighton Road, Redland, Bristol BS6 6NT

Lot Number 5

The Live Online Auction is on Wednesday 18th June 2025 @ 17:30
Registration Deadline is on Monday 16th June 2025 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can chose to bid by telephone, proxy or via your computer.
Registration is a simple online process – please visit the Hollis Morgan auction website and click “REGISTER TO BID”

THE PROPERTY

A Freehold mid terraced period property with accommodation (1240 Sq Ft) arranged over 2floors with enclosed rear garden. The property is a fully licensed HMO with communal lounge and separate kitchen plus 5 bedrooms and 1 bathroom located in this prime spot just moments from Whiteladies Road and Bristol University.
Sold subject to existing tenancy.

Tenure - Freehold
Council Tax - E
EPC - D

THE OPPORTUNITY

PRIME HMO INVESTMENT

The property is fully let for both the 2025 and 2026 academic years on AST contracts to student tenants producing £56,100 pa
We understand the tenants cover all utility bills etc.
Please refer to online legal pack for copies of the AST contracts.

SCHEDULE OF AST STUDENT INCOME

1/7/24-30/6/25 - £4450 pcm | £53,400 pa
1/7/25-30/6/26 - £4675 pcm | £56,100 pa

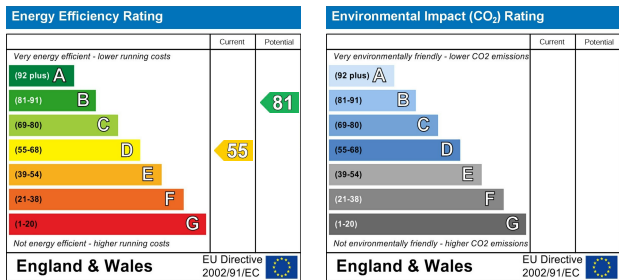
FAMILY HOME

There is scope to convert the property back into a family home (subject to vacant possession) in this most sought after area of BS6 | Redland.

Floor plan



EPC Chart



9 Waterloo Street
Clifton
Bristol
BS8 4BT

Tel: 0117 973 6565

Email: post@hollismorgan.co.uk

www.hollismorgan.co.uk

Hollis Morgan Property Limited, registered in England, registered 7275716.
Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

Auction Property Details Disclaimer

Hollis Morgan endeavour to make our sales details clear, accurate and reliable in line with the Consumer Protection from Unfair Trading Regulations 2008 but they should not be relied on as statements or representations of fact.

Please refer to our website for further details.