

**Guide Price**

**£260,000 - £300,000**  
for the Freehold

# 6 Bedroom Converted Student HMO, With Separate Access Studio Flat



2 King Richard Street, Coventry, West Midlands CV2 4FU

## Property Highlights

- Self catered house approximately 10 minutes walk from Coventry University
- Self contained disabled access ground floor flat
- End-terraced property
- 5 single study rooms
- Washing machine, central heating and double glazed
- On site and on street parking



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## Location

King William Street is situated in close proximity to Coventry University, approximately 10 minutes walk and is a street largely inhabited by student converted property. The property is also a short walk from the popular Ball Hill Shopping Centre and the city centre retail and leisure areas. There is a bus stop at the end of the street that gives access around the city and Coventry train station is approximately a 20 minute walk.

## Description

The property contains a self contained studio/ flat at ground floor level, with access to the front of the building. This benefits from a bedroom, kitchen/ diner and large bathroom/ wet room to the rear, this unit is set out for disabled occupation if required. Separate to this is a rear access to a further 5 student bedrooms, with communal bathroom and kitchen/ diner on the first floor. Externally there is 1 parking space possible.

## Tenure

Freehold with vacant possession

## Services

All mains services are connected.

## EPC

Rating of E - 40

## Viewing

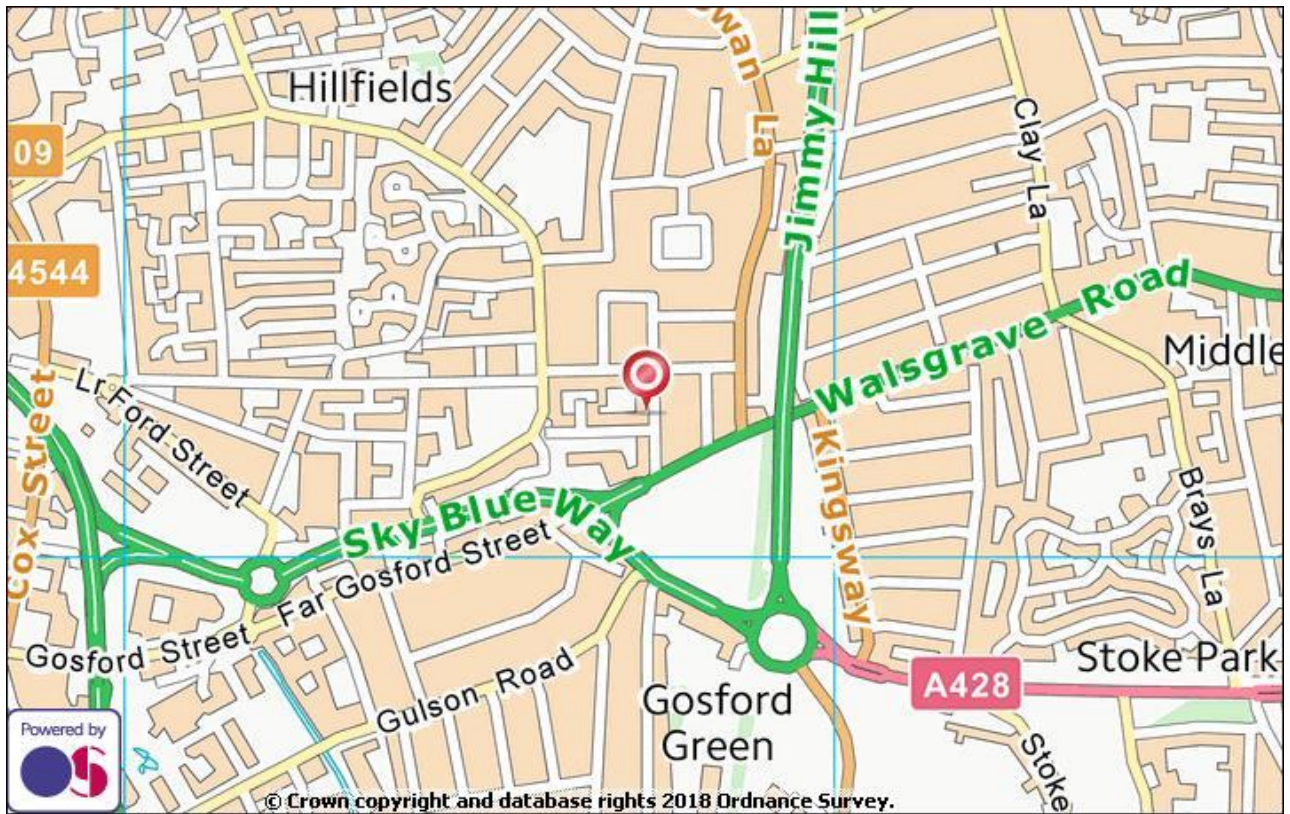
Strictly by appointment with the agent Bromwich Hardy.

## Legal Costs

Each party is to bear their own legal and surveyors costs incurred in this transaction.







Misrepresentations Act 1967. Unfair Contract Terms 1977. Consumer Protection Regulations under Unfair Trading Regulations 2008. The Business Protection Regulations from Misleading Marketing Regulations 2008. These particulars are issued without any responsibility on Ad to rely. Neither the agent or any person in their employ has an authority to make or give any representation or warrant whatsoever in relation to the property. May 2018.

# Student Accommodation

