



Ocean Street, Plymouth, Devon, PL2

Guide Price: £210,000

To be advised

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This unique mid-terrace property presents an excellent investment opportunity, arranged as four fully self-contained flats across three floors. The property is currently generating an impressive gross yield of 11.7%. Each flat features its own kitchen, shower room, and dedicated storage space, ensuring convenience and privacy for tenants. The property consists of two studio flats and two one-bedroom flats, along with a communal laundry area. With some tenants having resided here for over six years and keen to continue their tenancy under a new landlord, this property offers immediate rental income stability.

Flat Breakdown:

Flat 1 (Studio) – Located at the rear of the property, this studio features a modern kitchen, a main living area with an en-suite, and exclusive access to a private ceiling storage area.

Flat 2 (Studio) – Situated on the left upon entering the property, this studio includes a contemporary fitted kitchen leading into a living and sleeping area, complemented by a bay window facing the front aspect. Additional private under-stairs storage is also available.

Flat 3 (One-Bedroom) – The largest unit, occupying the first floor, it boasts a spacious modern kitchen, a generous living room, a separate bedroom, and an en-suite bathroom.

Flat 4 (One-Bedroom) – Positioned in the roof space, this flat features an open-plan kitchen and lounge area, a bedroom with a Velux window, and a separate bathroom.

Externally, the property benefits from a communal courtyard and is ideally located near Devonport Naval Base. This property is for Cash Buyers Only – A fantastic opportunity to expand your portfolio with a well-established rental property in a prime location! EPC:TBC



TOTAL FLOOR AREA: 1246 sq ft. (115.8 sq.m.) 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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Disclaimer

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