



Connells

Harrow Street
Whitmore Reans Wolverhampton

Harrow Street Whitmore Reans Wolverhampton WV1 4PD

for sale offers in the region of
£180,000



Property Description

Currently let and generating £1,860 per calendar month, this well-maintained property benefits from a 12-month tenancy agreement commencing in September, offering immediate and reliable rental income with a gross yield of approximately 13%

Prime location near the University of Wolverhampton, local shops, schools, and amenities. Excellent transport links, including nearby Pipers Row tram stop and Wolverhampton Train Station

Ideally suited to investors seeking a high-yield, low-hassle addition to their portfolio in a well-connected, tenant-friendly location.

Property Overview - Harrow Street, Wolverhampton | £1,860 PCM Rental Income | High-Yield Investment Opportunity

The Location & Area

Situated just a stone's throw away from Wolverhampton City centre and University, there a selection of junior school and local shopping nearby.

Entrance Hall

Welcoming and neutrally decorated, providing access to the ground floor bedroom and lounge with stairs to the first floor.

Ground Floor Bedroom (Bed 1)

Spacious and front facing with a wall mounted radiator and ample natural light.

Lounge

Bright and airy with rear-facing double-glazed window, ceiling light point, and access to the kitchen and hallway.

Kitchen

Modern and stylish with matching wall and base units, stainless steel sink with mixer tap, integrated electric oven and gas hob, part-tiled walls, and access to the ground floor bathroom.

Ground Floor Bathroom

Contemporary finish featuring a double shower, low flush wc, wash basin, radiator, ceiling light, and side-facing double-glazed window.

First Floor

Three generously sized double bedrooms accessed from the landing, all well presented and ideal for sharers or students.

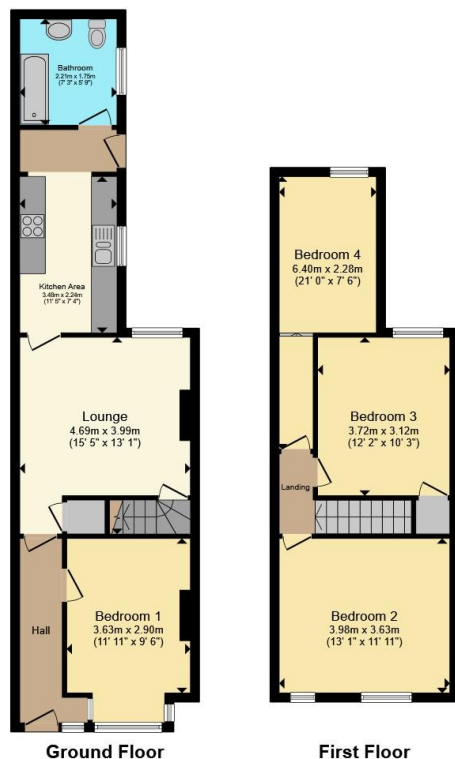
Outside Space

The rear garden is split into two sections: a low-maintenance concrete patio and a private fenced lawn - perfect for relaxing or socialising.

Agents Note

The Vendor has confirmed they have a CLU (certificate of lawful use). This proves that the council has confirmed it lawfully operates as an HMO for planning purposes. Speak to Connells for further details.





Total floor area 94.8 m² (1,021 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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To view this property please contact Connells on

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81-83 Darlington Street
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EPC Rating: D Council Tax
 Band: A

view this property online connells.co.uk/Property/WVH334611

Tenure: Freehold



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