

50 Wincheap Canterbury CT1 3RS

£475,000



- Fully licenced HMO
- Six bedrooms
- Six en-suites
- Kitchen/breakfast room
- Utility room
- Garden & Cellar



Excellent investment opportunity which has been fully let to the current tenants since 2019. The accommodation is arranged three floors with two bedrooms per floor all with en-suite shower rooms. In addition, the ground floor has a kitchen/breakfast room, a sperate utility room and a door leading to the cellar. The property is located in the favourable area of Wincheap which allows you to walk into the city centre in 5 minutes, with its array of shops, restaurants and recreational facilities. There are two mainline train stations both having links into London with the west station providing the high-speed service to St. Pancras.

Ground floor front bedroom 10' 10" x 11' 10" (3.30m x 3.60m)

First Floor front bedroom en-suite 3' 0" x 8' 6" (0.91m x 2.59m)

Ground floor front bedroom en-suite 2' 11" x 8' 3" (0.89m x 2.51m)

First Floor rear bedroom en-suite 2' 11" x 7' 11" (0.89m x 2.41m)

Ground floor rear bedroom 9' 7" x 11' 1" (2.92m x 3.38m)

Top floor front bedroom 9' 11" x 15' 10" (3.02m x 4.82m)

Ground floor rear bedroom en-suite 2' 10" x 7' 7" (0.86m x 2.31m)

Top floor front bedroom en-suite 2' 10" x 8' 7" (0.86m x 2.61m)

Utility room 9' 5" x 4' 9" (2.87m x 1.45m)

Top floor rear bedroom 9' 11" x 11' 10" (3.02m x 3.60m)

Kitchen 13' 8" x 8' 10" (4.16m x 2.69m)

Top floor rear bedroom en-suite 2' 11" x 7' 11" (0.89m x 2.41m)

First Floor front bedroom 10' 7" x 15' 9" (3.22m x 4.80m)

First Floor rear bedroom 10' 0" x 11' 9" (3.05m x 3.58m)



