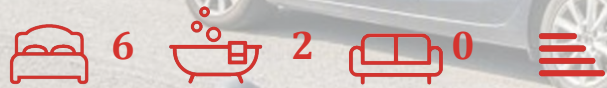


Queens Road
Portland, DT5 1AH



Guide Price
£300,000 Freehold



Queens Road

Portland, DT5 1AH

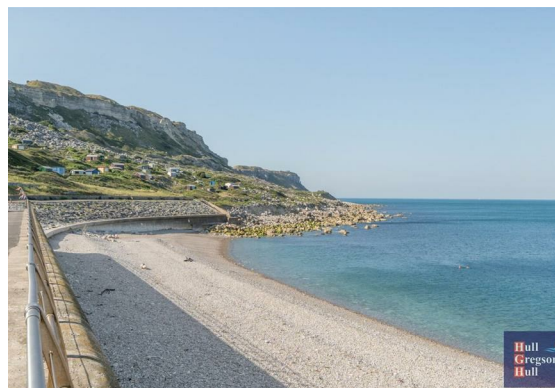
- Established Six Bedroom HMO Investment
- Vendor Advises Current Rental Income of Circa £2,350 PCM
- Approximately 1,816 sq ft (168.7 sq m) of Accommodation
- Arranged Over Three Floors
- Two Ground Floor Bedrooms
- Spacious Fitted Kitchen
- Three First Floor Bedrooms
- Bathroom, Separate WC and Additional Shower Room
- Sixth Bedroom Plus Versatile Loft Room
- Excellent Investment Opportunity With Established Rental Income





A fantastic opportunity to acquire a **SUBSTANTIAL SIX BEDROOM HMO** investment property situated on the ever-popular **QUEENS ROAD, PORTLAND**. Offering approximately 1,816 sq ft (168.7 sq m) of versatile accommodation arranged over **THREE FLOORS**, this well-proportioned property is currently operated as a House in Multiple Occupation (HMO) and, according to the vendor, provides a rental income of circa £2,350 per calendar month, making it an attractive proposition for buy-to-let investors seeking an established income-producing asset.

The accommodation is thoughtfully arranged to maximise rental potential



while providing generous living space for occupants. The ground floor comprises two spacious double bedrooms, a fitted kitchen with access to a conservatory, and entrance hall with stairs rising to the upper floors.

The first floor offers a further three bedrooms, including an impressive front-facing bay-fronted room, alongside a family bathroom, separate WC and an additional shower room, providing excellent facilities for multiple occupants.

Occupying the second floor are a sixth bedroom and a versatile loft room, offering further flexibility for storage, office use or ancillary accommodation (subject to any necessary consents and regulations).

Externally, the property benefits from a convenient location close to local amenities, transport links and Portland's stunning coastline, making it a popular choice for tenants.

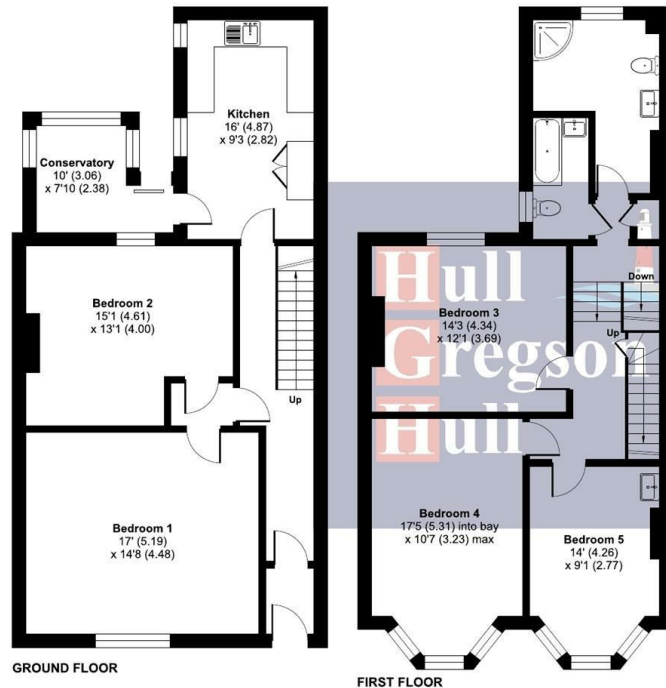
Whether you're looking to expand an existing portfolio or acquire your first investment property, this established HMO represents an excellent opportunity to secure a sizeable income-generating property in a sought-after coastal location.



Queens Road, Portland, DT5

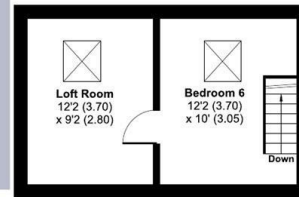
Approximate Area = 1816 sq ft / 168.7 sq m

For identification only - Not to scale

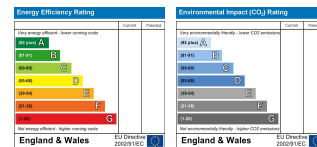


GROUND FLOOR

FIRST FLOOR



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2026. Produced for Hull Gregson & Hull (Portland) Ltd. REF: 1482362

Bedroom One

17' x 14'8 (5.18m x 4.47m)

Bedroom Two

15'1 x 13'1 (4.60m x 3.99m)

Communal Kitchen

16' x 9'3 (4.88m x 2.82m)

Conservatory

10' x 7'10 (3.05m x 2.39m)

Bedroom Three

14'3 x 12'1 (4.34m x 3.68m)

Bedroom Four

17'5 into bay x 10'7 max (5.31m into bay x 3.23m max)

Bedroom Five

14' x 9'1 (4.27m x 2.77m)

Communal Shower Room

Communal Bathroom

Bedroom Six

12'2 x 10' (3.71m x 3.05m)

Loft Room / Lounge For Bedroom Six

12'2 x 9'2 (3.71m x 2.79m)

Additional information

The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy.

Property type: Mid Terrace (HMO)

Property construction: Standard

Tenure: Freehold

Mains Electricity

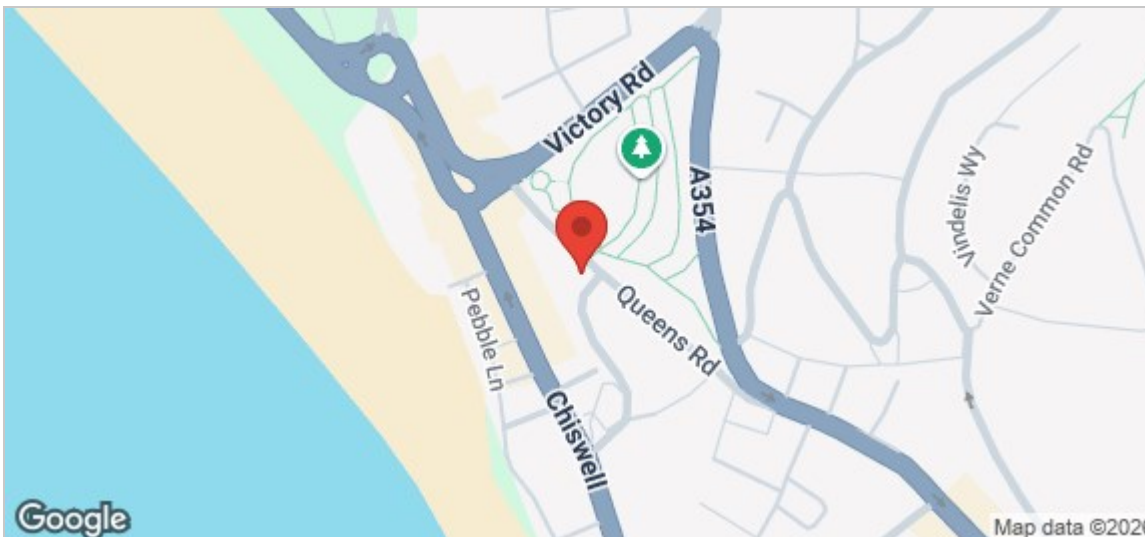
Mains Water & Sewage: Supplied by Wessex Water

Heating Type: Gas Central Heating

Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker. checker.ofcom.org.uk/

Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. In some instance, virtual staging and virtual enhancements are used. Intending purchasers should not rely on any photos or descriptions as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents, property construction, services, & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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