



Osbourne House Alphington Road

Exeter EX2 8SA

£650

Winfields
Sales & Lettings

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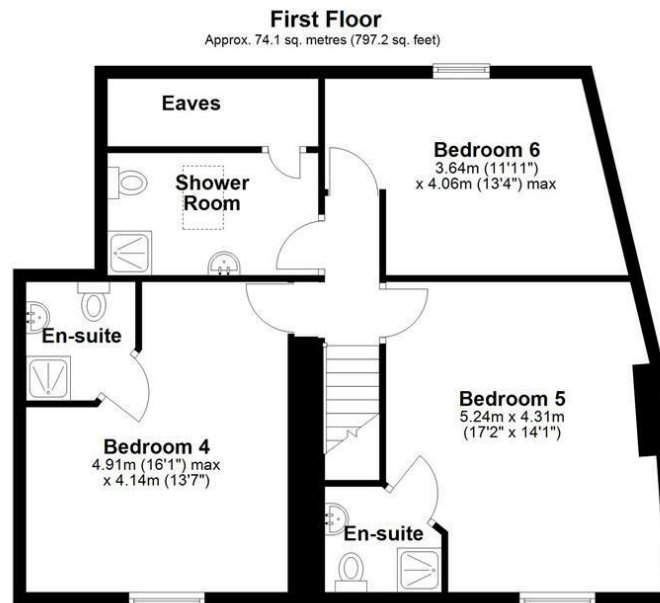
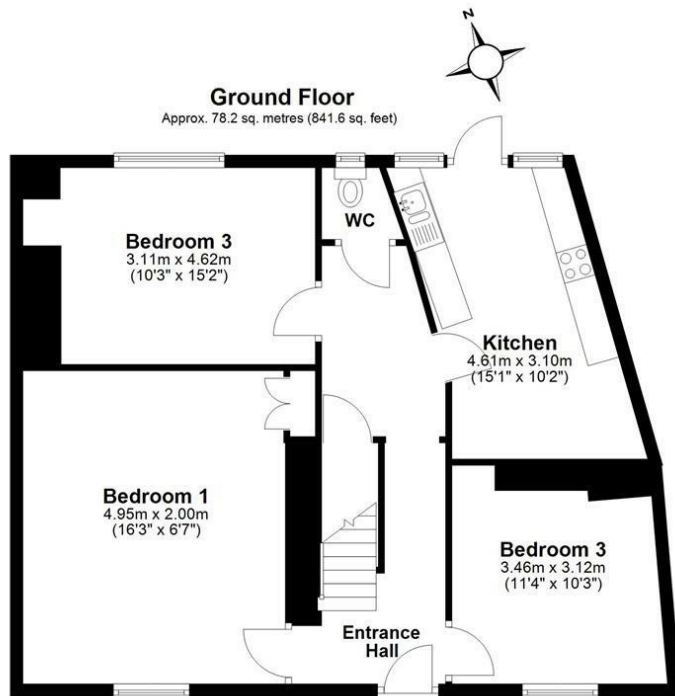
Welcome to Osborne Cottage – a beautifully restored and fully licensed 6-bedroom HMO situated in the ever-popular Alphington area of Exeter. This substantial period property has been thoughtfully renovated to combine stylish modern interiors with classic charm, creating high-quality living accommodation ideally suited for professionals or students.

- Fully renovated 6-bedroom licensed HMO
- Fully furnished bedrooms with modern décor
- Sought-after Alphington Road location
- Low-maintenance private rear garden
- Ideal for professional tenants or students
- On major bus routes and close to local amenities

Bedroom 1



FLOOR PLAN & E.P.C.



Total area: approx. 152.2 sq. metres (1638.7 sq. feet)

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

60

England & Wales

EU Directive
2002/91/EC



Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		

England & Wales

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PAIGNTON
(01803) 320969

345 aTorquay Road, Preston
Paignton, Devon TQ3 2EP

EXETER
(01392) 984126

Highewr Huxham,
Exeter, EX1 2HF

BRISTOL
(0117) 287 2199

13 Harbury Road, Bristol,
BS9 4PN



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www.winfieldsgroup.co.uk