

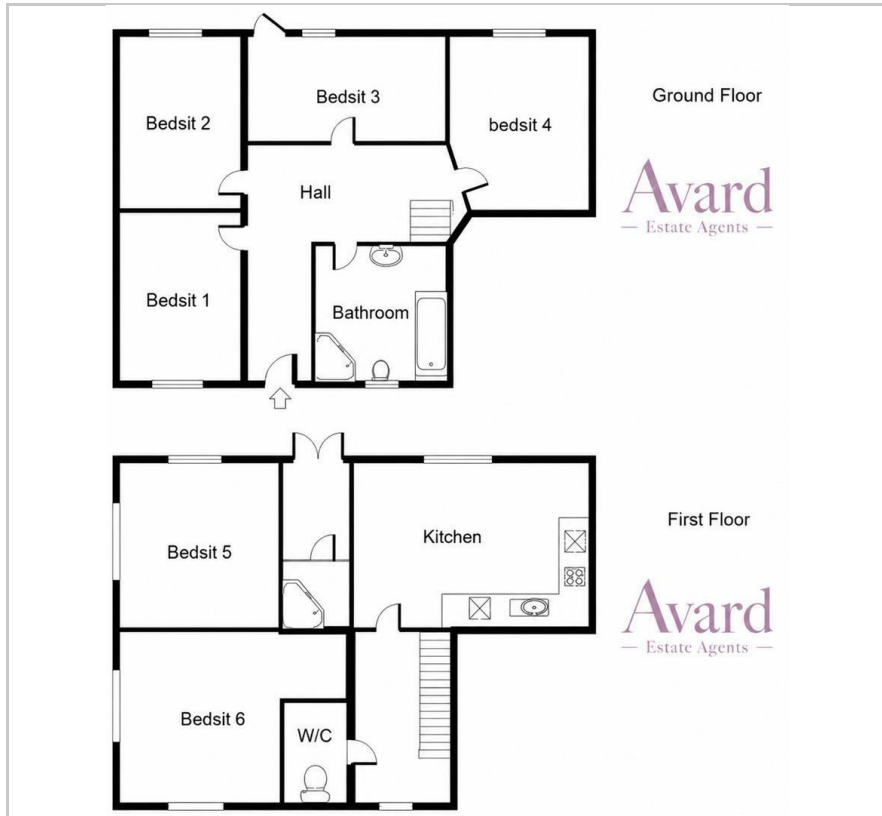
2 West End Way

, Lancing, BN15 8RL

£475,000



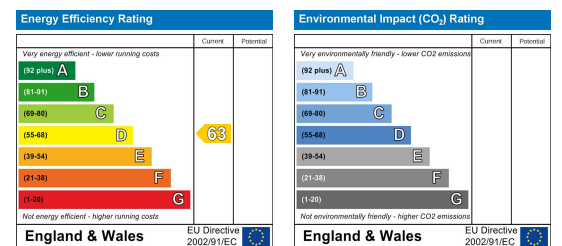
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Aard Estate Agents Office on 01273696000 if you wish to arrange a viewing appointment for this property or require further information.

- 6 Bed HMO
- Rented at £3,800
- Close To Seafront
- Two Bathrooms
- Communal Kitchen/Living Room
- West Facing Garden
- Off Street Parking
- Must Be Viewed
- Good Public Transport Connections
- Detached House



Aard Estate Agents are delighted to offer for sale this substantial six-bedroom HMO investment property, ideally situated close to Lancing Business Park and within easy reach of Worthing Town Centre and excellent transport links.

Currently generating an income of approximately £3,800 per calendar month, this well-established House in Multiple Occupation presents an excellent opportunity for investors seeking a ready-made income-producing asset.

The accommodation is arranged over two floors and briefly comprises an entrance hall, four ground floor letting rooms, a communal bathroom, first floor landing, separate WC, shared kitchen/social room, two further letting rooms, and an additional shower room.

Externally, the property benefits from a westerly-facing rear garden, providing valuable outdoor space for occupants, together with off-street parking to the front.

This is a rare opportunity to acquire a fully functioning HMO in a convenient and sought-after location, offering strong rental returns and further long-term investment potential.

Viewing is highly recommended. Contact Aard Estate Agents today for further information or to arrange an appointment.



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