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# HMO, Eastbourne, BN21

£625,000 Freehold

6 bedroom terraced house for sale

## Description

\*\* Net Yield = 15.504% \*\*Elegance Meets Opportunity: Brand-New 6 Bed, 6 Ensuite HMO in Eastbourne, East Sussex

Welcome to a residence that epitomizes sophistication and investment potential, nestled in the heart of Eastbourne, East Sussex. This newly converted 6-bedroom, 6-ensuite House of Multiple Occupancy (HMO) is a testament to meticulous design and holds the promise of a lucrative venture.

## Key Features:

**Brand New Conversion:** This property boasts a recent transformation, ensuring modern amenities and contemporary aesthetics throughout. Every detail has been carefully curated for an elevated living experience.

**Versatility at Its Core:** The property offers the unique opportunity for easy conversion to 8 bedrooms, allowing for a flexible approach to meet your specific vision and maximize returns.

**Exceptional Presentation:** Immerse yourself in an atmosphere of refined elegance. The interiors are exceptionally well presented, marrying style with practicality for a harmonious living space.

**Income Potential:** In its current state, the HMO has the potential to



generate an impressive £50,400 annually. With the proposed conversion to 8 bedrooms, the projected income escalates to an enticing £66,720.

#### Location:

Nestled in the charming locale of Eastbourne, this property enjoys proximity to essential amenities, local attractions, and excellent transport links. Residents will relish the convenience of city living while savoring the tranquility of this sought-after neighborhood.

#### Investment Opportunity:

Whether you're an astute investor or seeking a residence with exceptional earning potential, this HMO stands as a prime investment opportunity. The ability to generate substantial income and the prospect of expansion make it a versatile choice in the Eastbourne property landscape.

#### Summary:

Brand new 6 bed, 6 ensuite HMO  
Easy potential for conversion to 8 bedrooms  
Exceptionally well presented  
Current income potential: £50,400  
Projected income post-conversion: £66,720

Seize the opportunity to own a property that seamlessly blends sophistication with financial promise. Arrange a viewing today to explore the full potential of this remarkable HMO in Eastbourne.

625,000

Deposit 25% = £187,500

=£187,500 x 6% £11,250 in interest per annum

Income = £50,400

£50,400 – 20% Utilities = £40,320

£40,320 - £11,250 = total Net Income £29,070

Net Yield = 15.504%

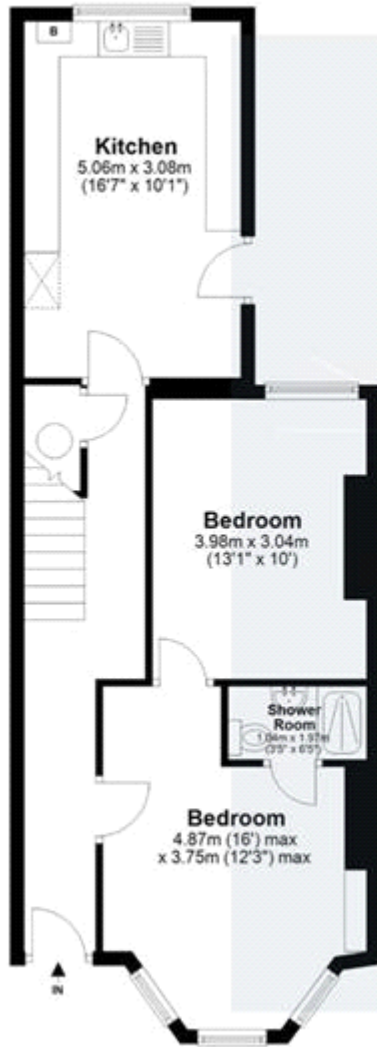
Tenure: Freehold

**Tenure**

Freehold

### Lower Ground Floor

Approx. 57.0 sq. metres (613.4 sq. feet)



### Ground Floor

Approx. 57.4 sq. metres (618.1 sq. feet)



### First Floor

Approx. 57.4 sq. metres (618.2 sq. feet)



Total area: approx. 171.8 sq. metres (1849.7 sq. feet)

This floor plan is for illustrative purposes only. All measurements are approximate.



Viewing by appointment only  
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