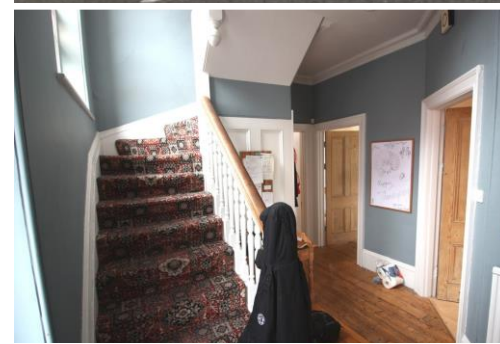




ESTATE AGENTS



Tenure

Freehold

Council Tax Band

E

Viewing Arrangements

Strictly by appointment

Star Estate Agents

6 Northernhay Place

Exeter

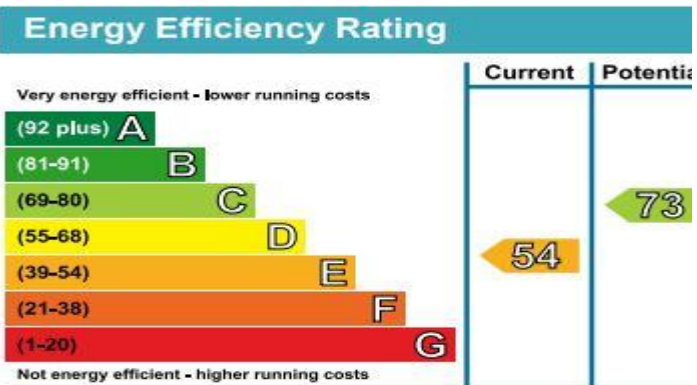
Devon

EX4 3QJ

[www.starpropertycentre.com](http://www.starpropertycentre.com)

[info@star-estateagents.com](mailto:info@star-estateagents.com)

01392 479100



Disclaimer:

Star Estate Agents have not tested any apparatus, equipment, fixtures and fittings or any services and cannot verify that they are in working order or fit for purpose. Prospective purchasers are advised to obtain their own independent report from relevant professionals such as surveyor or solicitor. Star Estate Agents advise buyers to make their own enquiries as to the tenure. All measurements and room descriptions are for general guide purposes only and buyers should verify information provided before purchasing furniture, fittings, carpets or appliances.

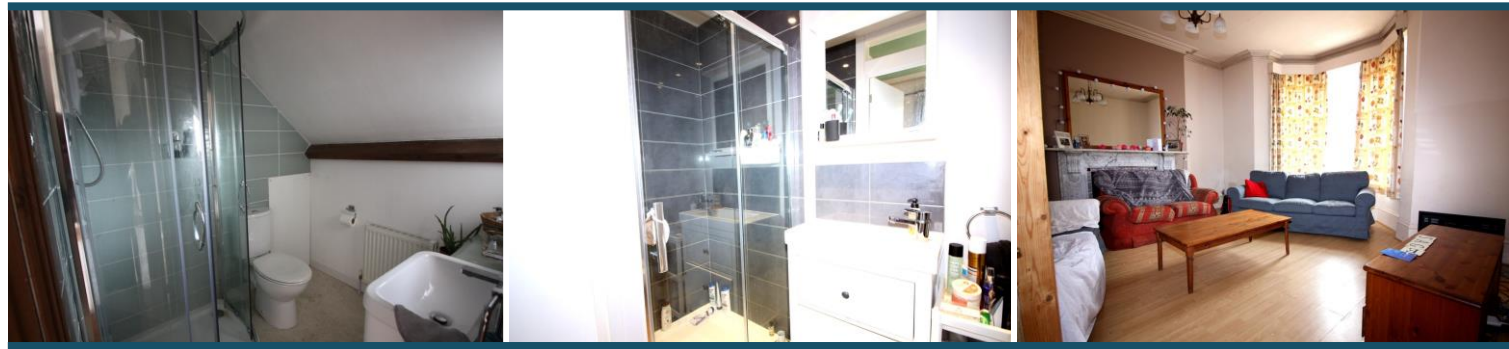
Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. For further information see the Property Misdescriptions Act  
Star Estate Agents Trade as Star Lettings and Property Management Ltd

Union Road, Exeter EX4 6HY

Guide Price £695,000

Set within the "GOLDEN TRIANGLE" for Student Investment Accommodation this versatile SEVEN BEDROOM Investment has been PRE-LET for the 2020/21 Academic year. The property boasts a 21FT Kitchen / Communal room, Laundry, two en-suites currently with scope to increase, a large bathroom. There is a terrace to the rear and a GARAGE with POTENTIAL.. Call for further details & to book your viewing!!.. EPC E

- Student Investment Property
- Seven Bedrooms
- Pre Let for 2020/21 Academic Year
- 21ft Kitchen / Communal Room
- Laundry Area
- Two En-suites
- Shower Room



Property Description

OUTSIDE

ENTRANCE HALL

TERRACE A paved area leading out from the rear laundry room with access to the garage. Timber gate leading to the side of the property.

BEDROOM ONE 17' 3" x 15' 8" (5.26m x 4.78m)

GARAGE Large spacious garage with light and power with POTENTIAL!!

BEDROOM TWO 15' 9" x 12' 8" (4.8m x 3.86m)

EN-SUITE 8' 9" x 3' 4" (2.67m x 1.02m)

KITCHEN / COMMUNAL ROOM 21' x 11' 5" (6.4m x 3.48m)

LAUNDRY AREA

CLOAKROOM

FIRST FLOOR

LANDING

BEDROOM THREE 16' 2" x 15' 6" (4.93m x 4.72m)

BEDROOM FOUR 14' 5" x 13' 2" (4.39m x 4.01m)

BEDROOM FIVE 11' 6" x 10' 6" (3.51m x 3.2m)

BEDROOM SIX 10' 9" x 9' 1" (3.28m x 2.77m)

BATHROOM & SHOWER ROOM

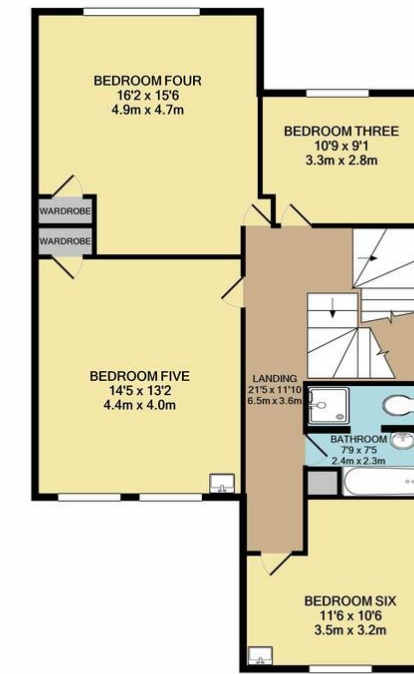
SECOND FLOOR

BEDROOM SEVEN 19' 6" x 15' 1" (5.94m x 4.6m)

ENSUITE 6' 2" x 5' 6" (1.88m x 1.68m)

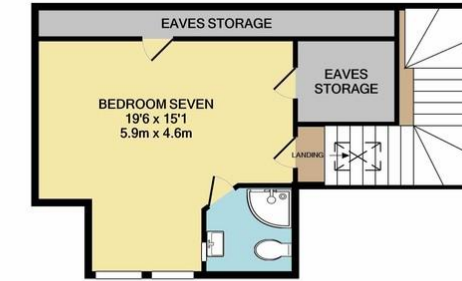


GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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2ND FLOOR

