



39 Annesley Road
Hucknall, Nottingham, Nottinghamshire, NG15 7AD

£250,000

5 Bedroom End Of Terrace House

- Freehold
- HMO Investment
- Currently let at an annual gross income of £30180
- 5 generous bedrooms
- Modern dining/kitchen area with utility room
- Town centre location
- Four piece bathroom and seperate toilet
- Rear garden with space for entertaining
- EPC Rating - D, Council Tax Band - A

Click [here](#) to access the Energy Performance Certificate for 39 Annesley Road, Hucknall, Nottingham, Nottinghamshire, NG15 7AD



Overview

The accommodation is arranged over two floors and comprises five generously sized bedrooms, offering ample space for individual tenants. A key feature of the property is the spacious communal kitchen/diner, which is well-equipped and provides a sociable and functional area for shared living. In addition, there is a separate utility room, ideal for housing laundry appliances and additional storage.



The property also benefits from a modern four-piece bathroom suite, including a bath, separate shower, wash basin, and toilet, as well as an additional separate shower room—ensuring practicality and convenience for multiple occupants. Externally, the low-maintenance rear garden provides a private outdoor space for tenants to enjoy.

Positioned in a popular town centre location, the property is within walking distance to Hucknall's wide range of local amenities including supermarkets, shops, cafes, and restaurants. Excellent transport links are nearby, including the Hucknall tram stop and train station, offering direct routes to Nottingham city centre and beyond, making this an attractive location for commuters.

Agent's Note: We have been advised by the vendor that the property is currently let on an AST; the landlord is willing to serve the tenants with a Section 21 Notice after a sale has been agreed if required. The buyer will need to confirm with their solicitor regarding vacant possession and dates.

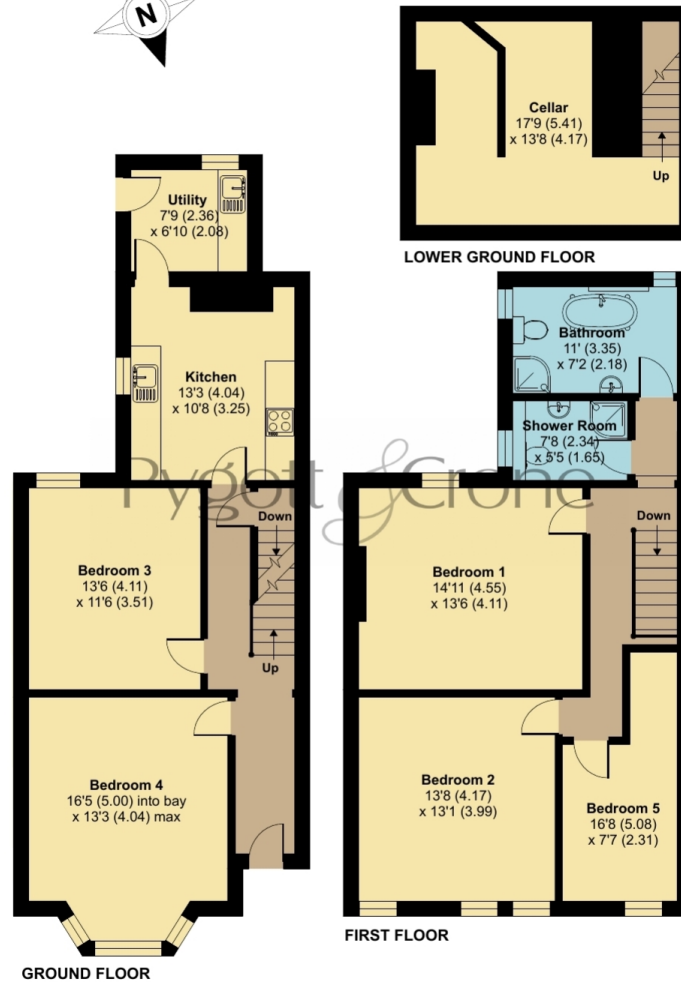




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Approximate Area = 1684 sq ft / 156.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchemcom 2025. Produced for Pygott & Crone. REF: 1319959



Location



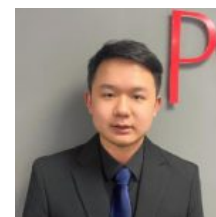
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39 Annesley Road, Hucknall
is on the market with our Nottingham branch

43 Bridlesmith Gate, Nottingham NG1 2GN

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