

For Sale

Asking Price: £250,000

SimonBrien



27 Wolseley Street
Belfast
County Antrim

simonbrien.com



Located in the popular Botanic area of Belfast, this property is conveniently situated close to local amenities and within easy walking distance of Belfast City Centre and Queen's University.

The property comprises a one-bedroom ground-floor flat and a three-bedroom HMO on the first and second floors, complete with license and planning approval. It is fully let, generating an annual rental income of £19,800.



Viewing by appointment through our South Belfast office at 028 9066 8888.



Special Features & Services

- Rental Income: £19,800 per annum
- Fully Let Investment Property
- Three-Bedroom HMO Flat – Let for £1,050 per Month (Let unit August 2025)
- One-Bedroom Flat – Let for £600 per month (Let until September 2025)
- End-Terrace Property
- HMO Licensed with Planning Approval
- Prime Location – Close to local amenities, schools, and transport links
- Viewing by Private Appointment

Accommodation

Apartment 1

Living Area

10'11" x 10'8" (3.33m x 3.25m):
Under stairs storage cupboard

Kitchen

7'7" x 7'3" (2.3m x 2.2m):
Oven, electric hob and extractor fan

Bathroom

Shower cubicle, low flush WC, lino panelling

Yard



HMO Apartment

First Floor

Kitchen

8'6" x 7'8" (2.6m x 2.34m):
Electric oven/hob and extractor fan

Living Room 16'3" x 11'11" (4.95m x 3.63m):

Bedroom 1

11' x 8'6" (3.35m x 2.6m):

Second Floor

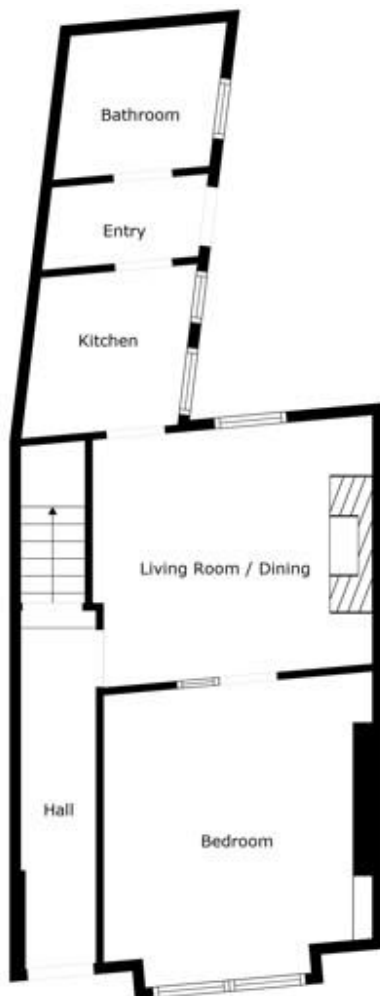
Bedroom 2

16'4" x 12'3" (4.98m x 3.73m):

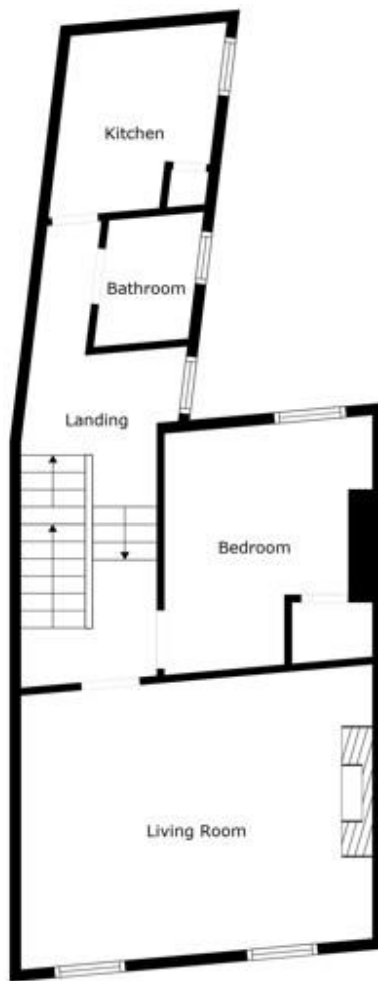
Bedroom 3

11' x 8'6" (3.35m x 2.6m):

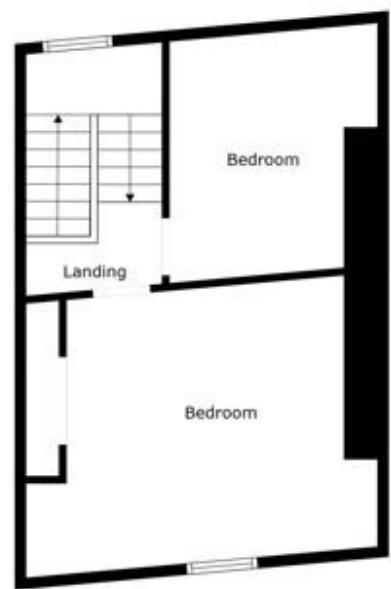




Floor 1



Floor 2



Floor 3

VALUER

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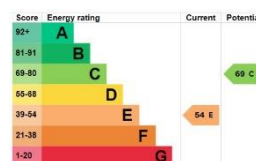
NEGOTIATOR

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