



71 Burnley Road, Briercliffe, Burnley, Lancashire, BB10 2HG

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E&M Property Solutions is delighted to bring to the market this well-maintained 3-bedroom HMO, perfectly situated on the popular Burnley Road in the heart of Briercliffe. This property offers an ideal opportunity for investors seeking a steady rental income with minimal effort.

Rental Income: Generates an impressive £1,429 PCM, providing a strong and reliable yield.

2 spacious single rooms.  
1 large double ensuite for added tenant appeal.

A modern communal kitchen-diner and communal bathroom. Ideal for tenant convenience.

Outdoor Space: Small, low-maintenance yard to the front and rear.

Location: The property is located in a sought-after area with excellent access to local amenities, transport links.

HMO Ready: Fully compliant with HMO regulations, ensuring a smooth and hassle-free investment.



## Description

The property has recently been refurbished. Situated in the popular area of Harle Syke, it has a great village feel to it and close to local amenities and public transport. You are only a short walk to major employers like BooHoo and Safran.

## Situation

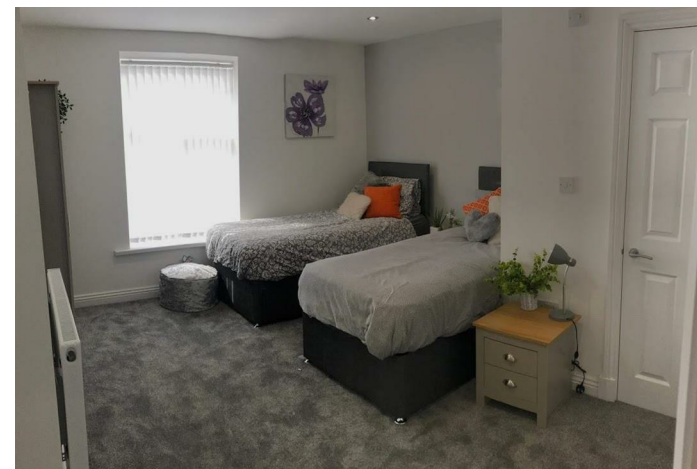
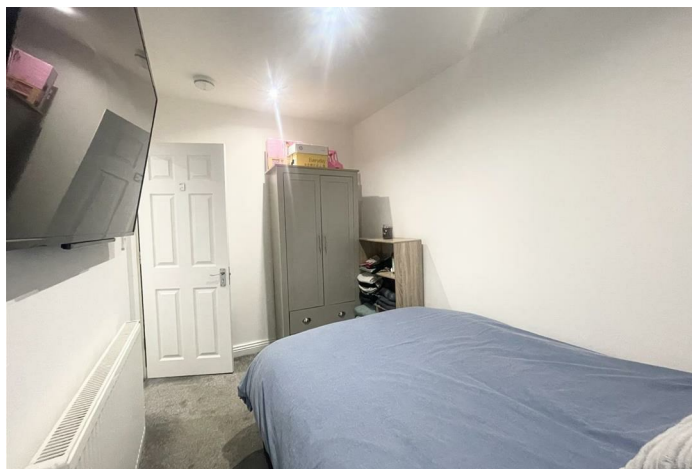
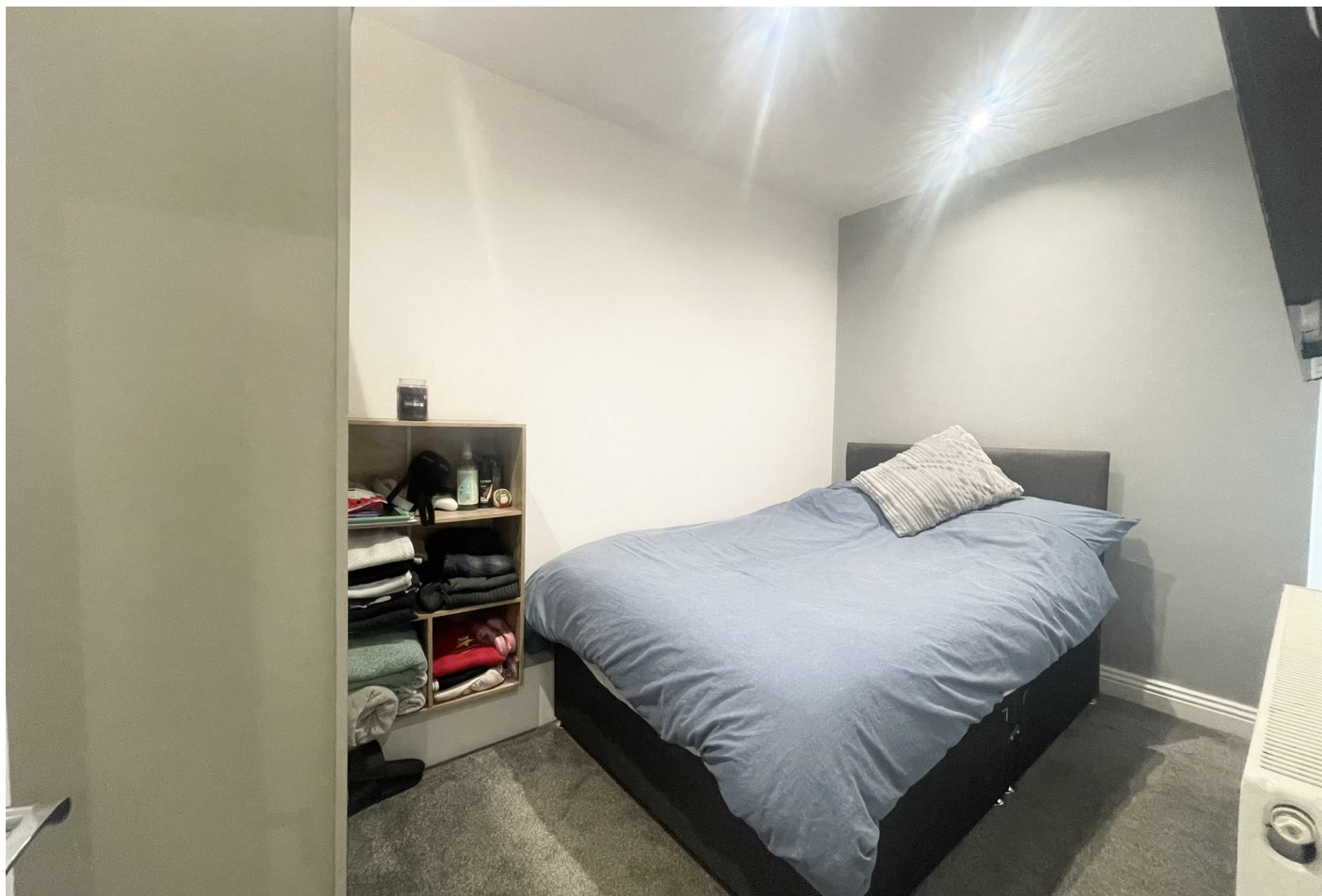
All bills included:

WiFi  
Water  
Gas  
Electric  
TV Licence  
Monthly Cleaner

Smoking is not permitted inside the house.

Contact us today to arrange your viewing

null  
Council Tax Band: A  
Available:



Floor Plans

Area Map



Energy Performance Graph

