



, Hucknall, Nottingham, United Kingdom, United Kingdom

Apartment 1 Purchase Price £264,995 On a 75% mortgage – deposit would be £66,248 Mortgage £198,747 Monthly Net Rent - £2208 pcm Monthly interest at 2.39% - £395 pcm Monthly Net Income after mortgage- £1813 pcm And annually £21,756 income AFTER mortgage and management paid out! Around a 30% return on investment per annum So get around 33% return on your deposit per annum – a lot more than you are currently getting at the bank!

Key Points Recently fully refurbished Fully let out – all working tenants Managing agent in place Apartment 1 Purchase Price £264,995 On a 75% mortgage – deposit would be £66,248 Mortgage £198,747 Monthly Net Rent - £2208 pcm Monthly interest at 2.39% - £395 pcm Monthly Net Income after mortgage- £1813 pcm And annually £21,756 income AFTER mortgage and management paid out! Around a 30% return on investment per annum So get around 33% return on your deposit per annum – a lot more than you are currently getting at the bank! Fully furnished, £5,000 FREE furniture pack included with every property purchase on this deal – all included in the price! On the tram line into Nottingham city centre – trams running every 7 minutes Up to £32,000 of net income per annum, AFTER mortgage and management fees! We are delighted to bring you a choice of 4 high yielding, income generating properties in Nottingham. This is a market we know well, and unsurprisingly everything we source here gets snapped up quickly! Broomhill Rd, Hucknall, Nottingham NG15 6AD These properties are in a very popular suburb of Nottingham, Hucknall, and has the tram line running every 7 minutes into the centre of Nottingham. This makes it very popular with professionals, looking for excellent transport links, and affordable rents. **Summary** We constantly advocate to our clients that cash flow is key to any successful property portfolio, so a significant amount of my time is spent looking to secure strong opportunities offering significant cash flow for our investors. Having spent some time with our team on the ground I feel we have secured an exceptional off market deal for our clients here, securing these 4 high yielding properties currently generating up to £40,000 per annum and up to £2,730.00 pcm in positive Cash Flow. This is a hands off, high yielding investment opportunity, giving you an excellent income every month. If you are looking for options to increase your salary, or provide a pension, this can be an excellent way to achieve this. I would suggest the figures here speak for themselves. This is a one off opportunity and if you are keen to secure an already income producing asset for your portfolio, I'd suggest you move quickly. **Reservation Process** – 1. Pay over your finder's fee of £3,250 + VAT 2. Pay over your £2,000 developers deposit (this will come off the balance to be paid) 3. Choose your mortgage product & instruct survey. 4. Purchase contracts will then be sent to your acting solicitor (or our recommended lawyer) for checking and approval. 5. Within 28 days of reservation, you will complete, with our assistance at each stage of the process, sending the deposit to the lawyer. Any further questions please let us know – those that worked with us on other opportunities, will know how we work, and we can manage this full process through to completion and have managing agents available on completion.

BASE INFORMATION:

Bed	: 6
Bath	: 6

CONVENIENCE: