

LIVERPOOL PORTFOLIO

Fully let residential portfolio comprising of 10 terraced houses in Liverpool



 **Portolio**
THE LANDLORD'S ESTATE AGENT

INVESTMENT CONSIDERATIONS

ACCELERATE YOUR GOALS

Portfolio

LIVERPOOL PORTFOLIO

- 10 terraced houses in Liverpool
- Tenanted & fully compliant
- Properties are fully let, producing an income of £74,700 pa
- This is a current gross yield of 10%
- Potential market yield is 10.1%
- The portfolio consists of standard construction types
- The portfolio has an estimated valuation of £830,000
- Offers invited around £747,000
- Properties are in good condition
- All freehold properties



ACCOMMODATION & TENANCY SCHEDULE

Portfolio

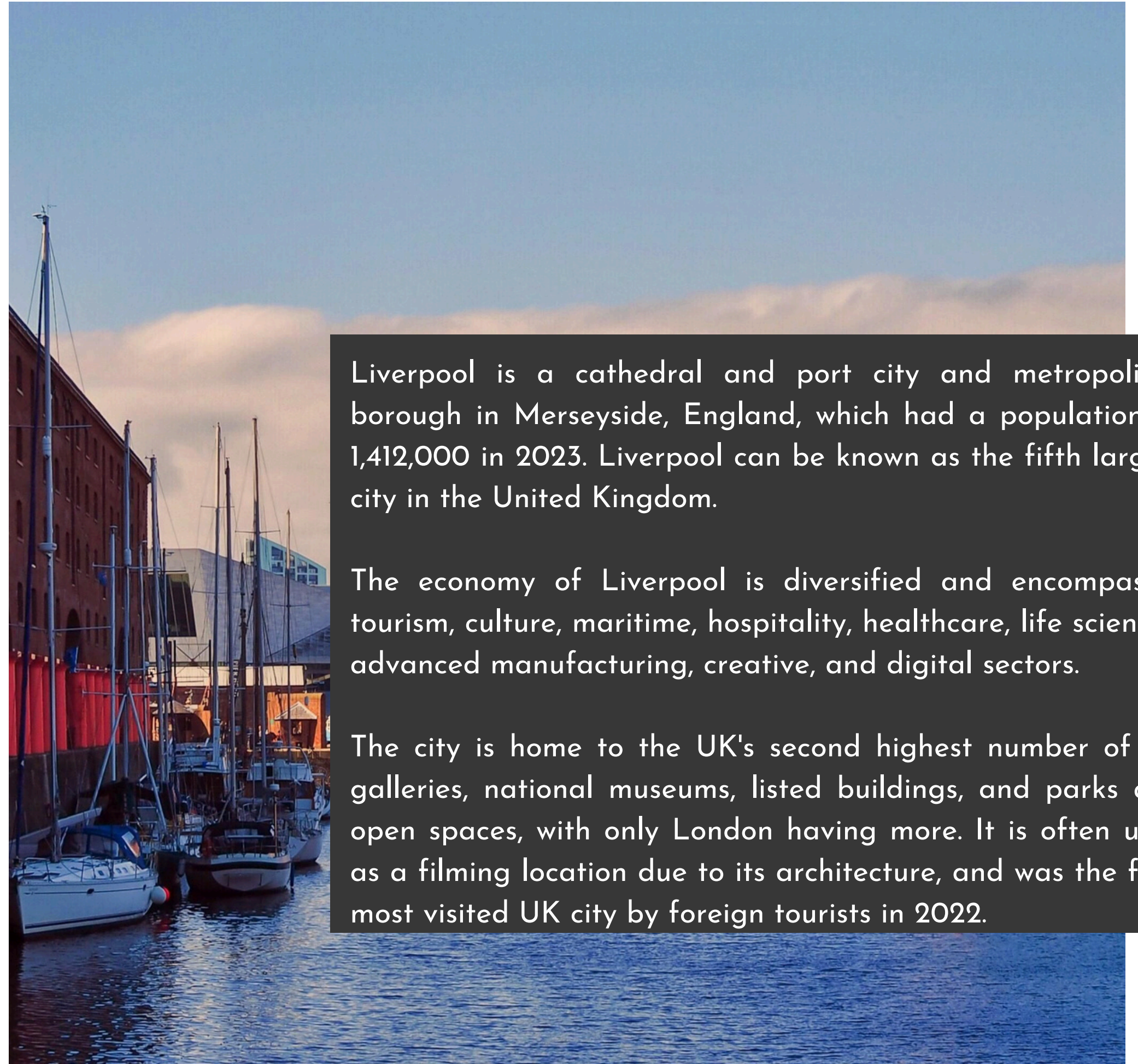
Address	Postcode	Type	No. of beds	EPC Band	Current Rental PA	Market Rental PA	Gross Yield Current PA	Gross Yield Market PA	Desktop Valuation	Offer Price
57 Manningham Road, Liverpool	L4 2UG	Mid terrace	2	E	£7,800	£7,800	10.8%	10.8%	£80,000	£72,000
63 Breck Road, Liverpool	L4 2QS	Mid terrace	2	D	£7,200	£7,200	9.4%	9.4%	£85,000	£76,500
12 Lynholme Road, Liverpool	L4 2XB	Mid terrace	2	D	£7,200	£7,200	10.7%	10.7%	£75,000	£67,500
64 Bardsay Road, Liverpool	L4 5SG	Mid terrace	2	D	£7,800	£7,800	10.8%	10.8%	£80,000	£72,000
8 Columbia Road, Liverpool	L4 5UD	Mid terrace	3	D	£8,100	£8,100	9.0%	9.0%	£100,000	£90,000
59 Hanwell Street, Liverpool	L6 0AN	End terrace	2	D	£7,800	£7,800	10.8%	10.8%	£80,000	£72,000

ACCOMMODATION & TENANCY SCHEDULE

Portfolio

Street	Postcode	Type	No. of beds	EPC Band	Current Rental PA	Market Rental PA	Gross Yield Current PA	Gross Yield Market PA	Desktop Valuation	Offer Price
11 Hanwell Road, Liverpool	L6 0AN	Mid terrace	2	D	£7,200	£7,800	10.0%	10.8%	£80,000	£72,000
67 July Road, Liverpool	L6 4BS	Mid terrace	2	D	£7,200	£7,200	10.0%	10.0%	£80,000	£72,000
36 Newcombe Street, Liverpool	L6 5AW	Mid terrace	2	E	£7,200	£7,200	9.4%	9.4%	£85,000	£76,500
76 Newcombe Street, Liverpool	L6 5AW	Mid terrace	2	D	£7,200	£7,200	9.4%	9.4%	£85,000	£76,500
					£74,700	£75,300	10.0%	10.1%	£830,000	£747,000

ABOUT LIVERPOOL



Liverpool is a cathedral and port city and metropolitan borough in Merseyside, England, which had a population of 1,412,000 in 2023. Liverpool can be known as the fifth largest city in the United Kingdom.

The economy of Liverpool is diversified and encompasses tourism, culture, maritime, hospitality, healthcare, life sciences, advanced manufacturing, creative, and digital sectors.

The city is home to the UK's second highest number of art galleries, national museums, listed buildings, and parks and open spaces, with only London having more. It is often used as a filming location due to its architecture, and was the fifth most visited UK city by foreign tourists in 2022.



MONI TAGORE

SALES AGENT



ABOUT MONI

Moni has been in the property industry since 2010, as a landlord himself, in service to the private rented sector and as an estate agent.

GET IN TOUCH

Email - moni@portolio.co.uk

Call - 07886213368



SAL

SCOTTISH
ASSOCIATION
OF LANDLORDS

RECOGNISED
SUPPLIER 2025

