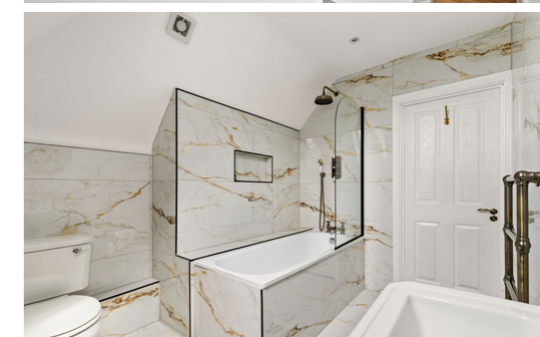


19-21 The Bayle

Folkestone
CT20 1SQ

£1,500,000 FREEHOLD

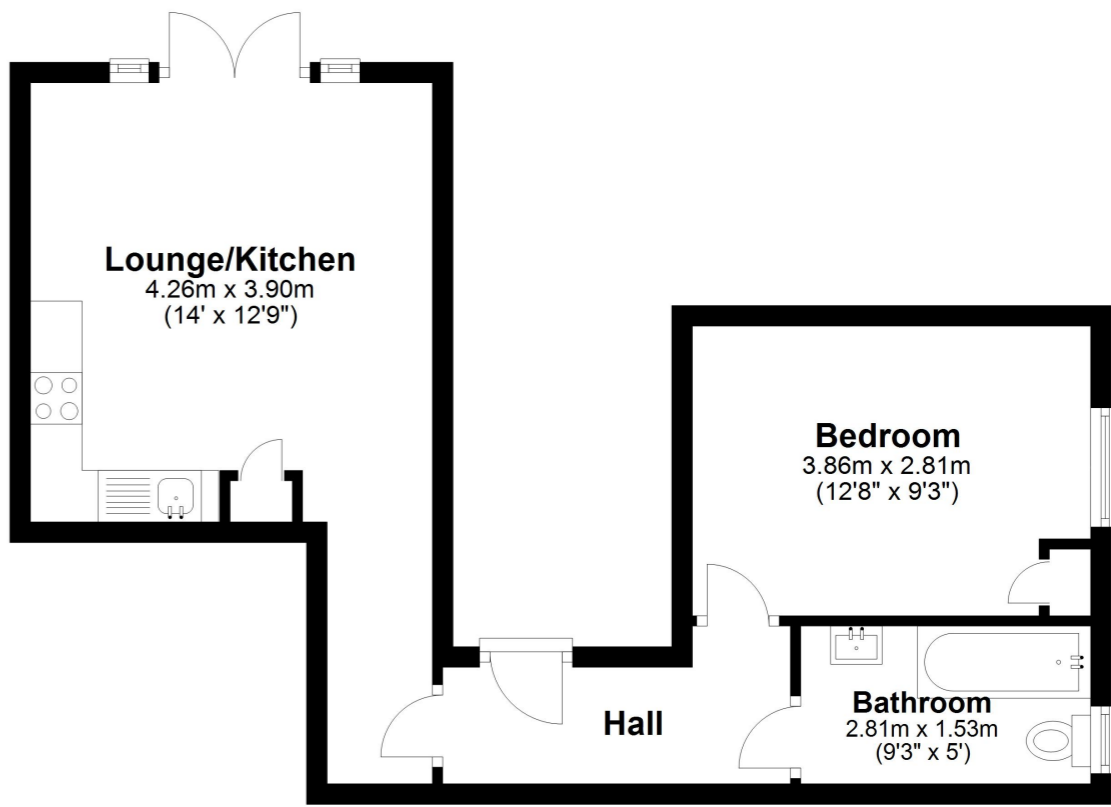
FOR SALE WITH BURNAP + ABEL... Welcome to The Bayle, Folkestone - where prime location meets incredible investment opportunity. This block of 6 new build apartments offers a total of 57 square metres of commercial premises, creating the perfect blend of residential and business potential. Currently generating an impressive rental income of circa £85,000 per annum, this property is truly a must-have for savvy investors looking to increase their portfolio. Don't miss out on this rare chance to own a piece of luxury in one of Folkestone's most sought-after areas. Sensible offers welcomed by the current vendors.



Main Information

Investment Consideration:
Gross Initial Yield: 5.67%
Rental Income: £85,000 p.a.
VAT is NOT applicable to this property
SPV can be purchased to minimise stamp duty
Apartments can be used for holiday lets
Comprises block of 6 apartments (2 x 1-Bed & 4 x 2-Bed) and 1 commercial unit
2 apartments benefit from private balcony, while ground floor apartment benefits from private patio
Total residential area 287 sq m (3,089 sq ft)
Total commercial area 57 sq m (614 sq ft)
Development completed in December 2023
10 year new-build warranty guarantee

Ground Floor
Approx. 39.2 sq. metres (421.6 sq. feet)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
Plan produced using PlanUp.

