

Manchester - 56,57,58,64,65 Bishops Corner, 321 Stretford Road M15 4UW  
Leasehold 5 Apartments Residential Portfolio Investment



**BLUE ALPINE**

PROPERTY INVESTMENT & DEVELOPMENT



# Manchester - 56,57,58,64,65 Bishops Corner, 321 Stretford Road M15 4UW

## Leasehold 5 Apartments Residential Portfolio Investment



### Investment Consideration:

- Purchase Price: £900,000
- Gross Initial Yield: 6.56%
- Rental Income: £59,040 p.a.
- VAT is NOT applicable to this property
- Comprises portfolio of 5 x 2-Bed apartments within a purpose build residential complex
- All apartments held on a 150-year leases from 1<sup>st</sup> Oct 1994, thus having 121 years unexpired
- Situated within 0.9 miles from Manchester Oxford Road Train Station with occupiers nearby including Subway, Post Office, Barber`s, Convenience Store and more.



### Tenancies and Accommodation:

Property	Accommodation	Lessee & Trade	Term	Current Rent £ p.a.	Notes
Apartment 56 (Fourth Floor)	Internal Area: 67 sq m (721 sq ft) Kitchen/Living Room, 2 Bedrooms, Bathroom	Individual	12 Months from 20 May 2023	£12,000	Note 1: AST
Apartment 57 (Fourth Floor)	Internal Area: 67 sq m (721 sq ft) Kitchen/Living Room, 2 Bedrooms, Bathroom	Individual	TBC	£12,600	Note 1: AST Note 2: Deposit held of £1,032.69
Apartment 58 (Fourth Floor)	Internal Area: 67 sq m (721 sq ft) Kitchen/Living Room, 2 Bedrooms, Bathroom	Individual	12 Months from 10 July 2023	£11,940	Note 1: AST Note 2: Deposit held of £1,148.07
Apartment 64 (Fourth Floor)	Internal Area: 67 sq m (721 sq ft) Kitchen/Living Room, 2 Bedrooms, Bathroom	Individual	12 Months from 16 March 2023	£11,400	Note 1: AST
Apartment 65 (Fourth Floor)	Internal Area: 68 sq m (732 sq ft) Kitchen/Living Room, 2 Bedrooms, Bathroom	Individual	TBC	£11,100	Note 1: AST
<b>Total</b>				<b>£59,040</b>	

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### Apartment 56:

Comprises 2-bedroom 4<sup>th</sup> floor apartment, providing the following accommodation and dimensions:

GIA: 67 sq m (721 sq ft)

Kitchen/Living Room, 2 Bedrooms, Bathroom

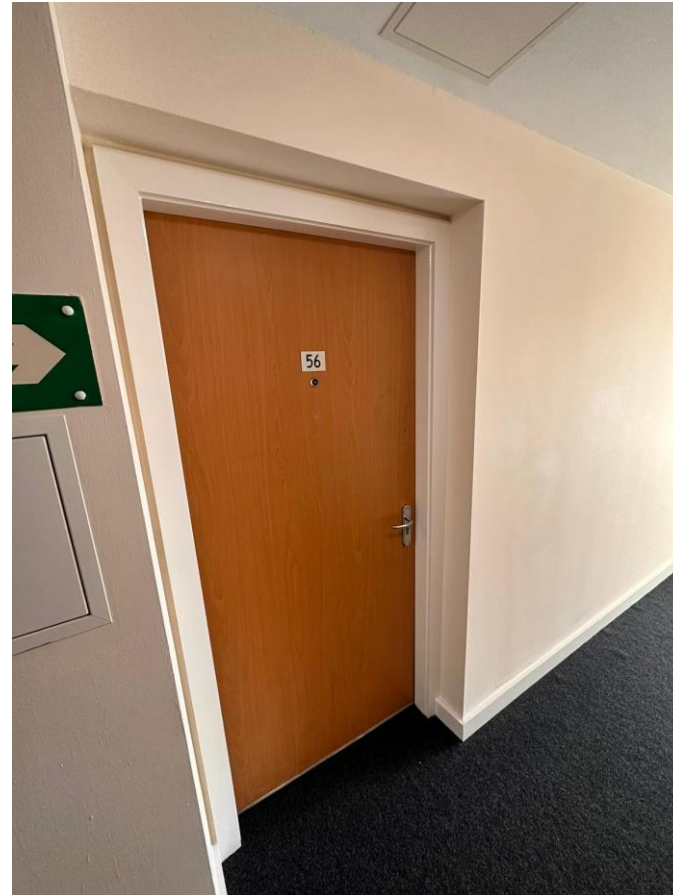
EPC Rating - D

### Tenancy:

The property is at present let on AST to an Individual for a term of 12 Months from 20<sup>th</sup> May 2023 at a current rent of £12,000 per annum.

### Tenure:

Leasehold. Held on a 150 year lease from 1<sup>st</sup> Oct 1994. Ground rent and service charge total of £2,027 p.a.



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### Apartment 57:

Comprises 2-bedroom 4<sup>th</sup> floor apartment, providing the following accommodation and dimensions:

GIA: 67 sq m (721 sq ft)

Kitchen/Living Room, 2 Bedrooms, Bathroom

EPC Rating - C

### Tenancy:

The property is at present let on AST to an Individual for a term of TBC at a current rent of £12,600 per annum. Deposit held of £1,032.69.

### Tenure:

Leasehold. Held on a 150 year lease from 1<sup>st</sup> Oct 1994. Ground rent and service charge total of £2,027 p.a.



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### Apartment 58:

Comprises 2-bedroom 4<sup>th</sup> floor apartment, providing the following accommodation and dimensions:

GIA: 67 sq m (721 sq ft)

Kitchen/Living Room, 2 Bedrooms, Bathroom

EPC Rating - D

### Tenancy:

The property is at present let on AST to an Individual for a term 12 Months from 10<sup>th</sup> July 2023 at a current rent of £11,940 per annum. Deposit held of £1,147.08.

### Tenure:

Leasehold. Held on a 150 year lease from 1<sup>st</sup> Oct 1994. Ground rent and service charge total of £2,027 p.a.



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## Apartment 64:

Comprises 2-bedroom 4<sup>th</sup> floor apartment, providing the following accommodation and dimensions:

GIA: 67 sq m (721 sq ft)

Kitchen/Living Room, 2 Bedrooms, Bathroom

EPC Rating - D

## Tenancy:

The property is at present let on AST to an Individual for a term of 12 Months from 16<sup>th</sup> March 2023 at a current rent of £11,400 per annum.

## Tenure:

Leasehold. Held on a 150 year lease from 1<sup>st</sup> Oct 1994. Ground rent and service charge total of £2,027 p.a.



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## Apartment 65:

Comprises 2-bedroom 4<sup>th</sup> floor apartment, providing the following accommodation and dimensions:

GIA: 68 sq m (732 sq ft)

Kitchen/Living Room, 2 Bedrooms, Bathroom

EPC Rating - D

## Tenancy:

The property is at present let on AST to an Individual for a term of TBC at a current rent of £11,400 per annum.

## Tenure:

Leasehold. Held on a 150 year lease from 1<sup>st</sup> Oct 1994.  
Ground rent and service charge total of £2,027 p.a.

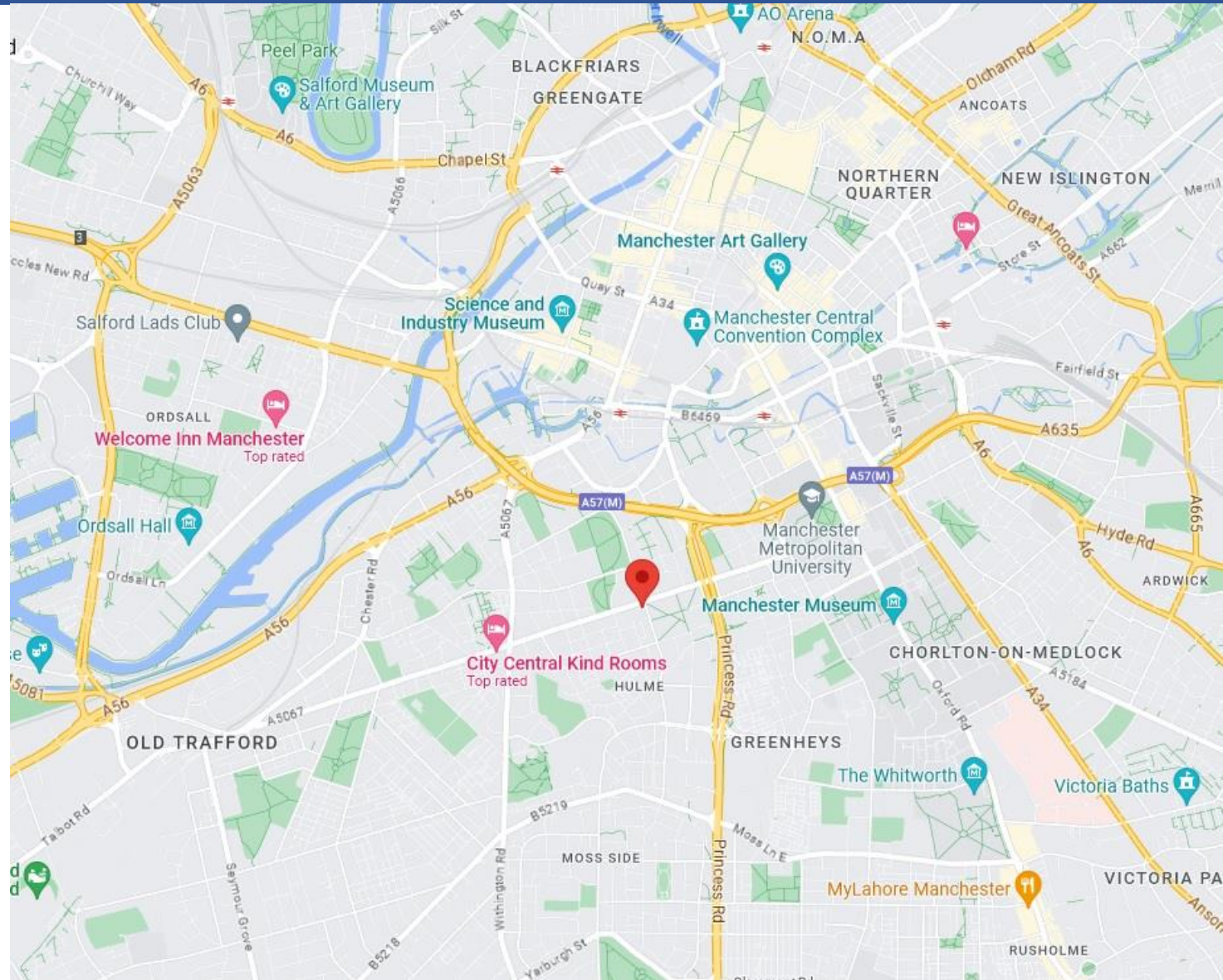


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## Location:

Hulme is an inner-city area and electoral ward of Manchester, England, immediately south of Manchester city centre beyond the River Medlock. The property is situated within 0.9 miles from Manchester Oxford Road Train Station with occupiers nearby including Subway, Post Office, Barber's, Convenience Store and more.





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### Contacts:

For further information or to schedule a viewing, please contact Joseph Bachman or Sam Georgev.



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# BLUE ALPINE

PROPERTY INVESTMENT & DEVELOPMENT

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