

TENANTED PROPERTY AUCTION PACK



INVESTMENT INFORMATION

Railway Terrace, Abertillery,
NP13

226520730





PROPERTY DESCRIPTION

Our latest listing is in Railway Terrace, Abertillery, NP13

Rent currently agreed with tenant of **£750** per calendar month which calculates to a **6.7%** Gross Yield for investors.

This property has a potential to rent for **£750** which would provide the investor a Gross Yield of **6.7%** if the rent was increased to full market rate.

With a tenant currently situated, a space that has been kept in good condition and a rental income that ensures fantastic returns, this property will make for a rewarding addition to an investors portfolio.

Please read full legal pack for detailed property information.

Don't miss out on this fantastic investment opportunity...



Railway Terrace,
Abertillery, NP13

226520730

Property Key Features

3 Bedrooms

1 Bathroom

Well-maintained three-piece
bathroom

Private front and rear gardens

Factor Fees: In Legal Pack

Ground Rent: In Legal Pack

Lease Length: In Legal Pack

Current Rent: £750

Market Rent: £750

Lounge



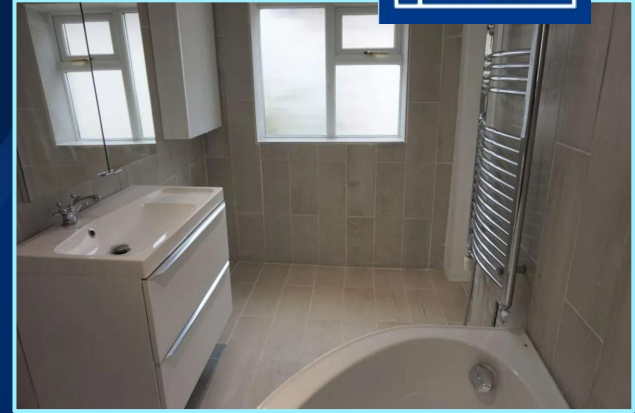
Kitchen



Bedrooms



Bathroom



Exterior



Exterior



Purchase Outlay



ASSUMED PURCHASE PRICE

£134,550

10% Deposit (£5,000 Minimum) **£13,455**

Buyers Premium **£6,000**

Paid On Accepted Bid **£19,455**

Purchase Balance **£121,095**

SDLT Charge **£6,919**

Est. Legal Fees **~£1,000**

Balance Paid On Settlement **£129,014**

Your total all in costs would be ~£129,014 after taxes and fees based on a purchase price of £134,550. These figures exclude any additional costs that may exist within the legal pack. Please review the legal pack and special conditions before proceeding with a bid.

Sale Comparables Report



This report shows comparable sold properties in the area using Land Registry sold information. There are comparable properties in the area selling for as much as £175,000.

 £175,000	3 bedroom terraced house for sale Mostyn Thomas Close, Abertillery NO LONGER ADVERTISED SOLD STC Marketed from 23 Mar 2024 to 9 Aug 2024 (139 days) by Darlows, Brynmawr Mid Terrace Three Bedroom Kitchen/Diner Ground Floor WC First Floor Bathroom Enclosed f...
 £165,000	3 bedroom terraced house for sale Victoria Street, Blaina NO LONGER ADVERTISED Marketed from 24 Jan 2025 to 9 May 2025 (104 days) by Martin & Co, Newport THREE BEDROOM HOME MID TERRACED DOUBLE GARAGE ABERTILLERY LARGE RECEPTION ROOM MODERN F...

Rent Comparables Report



This property is situated in a high demand rental area with rents achieving as much as £2,925 based on the analysis carried out by our lettings team.



£2,925 pcm

3 bedroom terraced house

Part Street, NP13

NO LONGER ADVERTISED

Marketed from 19 Dec 2025 to 24 Dec 2025 (4 days) by Hafren Properties, Cardiff

£675 PCM, Three Bedroom House with Off-Road Parking and Enclosed Garden in Part Street, Abertilla

[+ Add to report](#)



£850 pcm

3 bedroom terraced house

Gladstone Street, Blaina, NP13

NO LONGER ADVERTISED

Marketed from 3 Jul 2025 to 9 Jan 2026 (189 days) by Flying Keys, Newport

[+ Add to report](#)



Railway Terrace, Abertillery, NP13

PROPERTY ID: 226520730

Interested in this
property investment?

Call us on
0161 394 2637

Tenanted Property Auctions is not liable for any inaccuracies within this investment pack. All information was provided by the property seller, their solicitor or by a 3rd party RICS Chartered Surveyor.