



High Northgate, Darlington  
Darlington



Offers in Region of £210,000





## 105 High Northgate

Darlington

This property represents a **fantastic investment opportunity** with three self-contained apartments, all occupied by sitting tenants, providing an **immediate income stream**. Here's why it stands out:

- **Steady Rental Income:** Generates a total of **£1,255 per month (£15,060 annually)** from tenants already in place.
- **Attractive Gross Yield:** With an asking price of just **£210,000**, this property offers an impressive **7.17% gross rental yield**, making it a high-performing investment.
- **Diverse Unit Mix:** Includes two 1-bedroom flats and one spacious 3-bedroom flat, ensuring broad rental appeal.
- **Low Entry Risk:** No void periods to worry about thanks to the sitting tenants, giving you instant returns from day one.

This is a ready-made investment opportunity with significant potential to grow rental income further, depending on market rates. Don't miss the chance to secure this high-yielding, income-generating property!

Council Tax band: A

Tenure: Freehold

- Excellent Investment Opportunity
- 3 Apartments with Sitting Tenants
- Central Location
- Energy Performance Certificate: C, C, E





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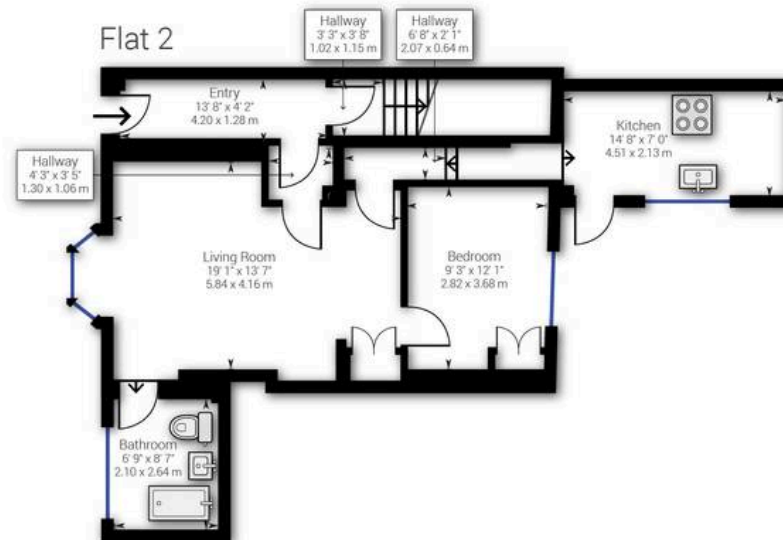
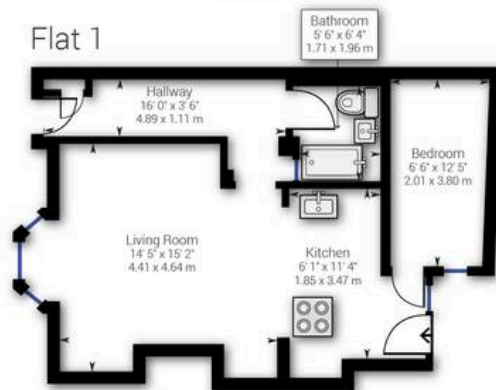












Approximate net internal area: 2352.6 ft<sup>2</sup> / 218.56 m<sup>2</sup>

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purpose only and should be used as such by any prospective tenant or purchaser.





## Northgate - County Durham

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