

TENANTED PROPERTY AUCTION PACK



INVESTMENT INFORMATION

Castle Street, Grimsby,
DN32

226491492





PROPERTY DESCRIPTION

Our latest listing is in Castle Street, Grimsby, DN32

Rent currently agreed with tenant of **£600** per calendar month which calculates to a **8.3%** Gross Yield for investors.

This property has a potential to rent for **£600** which would provide the investor a Gross Yield of **8.3%** 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...



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DN32

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Property Key Features

3 Bedrooms

1 Bathroom

Spacious lounge

Front garden

Factor Fees: In Legal Pack

Ground Rent: In Legal Pack

Lease Length: In Legal Pack

Current Rent: £600

Market Rent: £600

Exterior



Exterior



Purchase Outlay



ASSUMED PURCHASE PRICE

£86,250

10% Deposit (£5,000 Minimum) **£8,625**

Buyers Premium **£6,000**

Paid On Accepted Bid **£14,625**

Purchase Balance **£77,625**

SDLT Charge **£4,313**

Est. Legal Fees **~£1,000**

Balance Paid On Settlement **£82,938**

Your total all in costs would be ~£82,938 after taxes and fees based on a purchase price of £86,250. 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 £140,000.



£140,000

3 bedroom end of terrace house for sale

+ Add to report

Cooper Road, Grimsby, DN32

NO LONGER ADVERTISED

Marketed from 6 Sep 2024 to 24 Mar 2025 (198 days) by Purplebricks, covering Doncaster

Popular Grimsby Central Location | Three Bedroom Large Terrace | Two Reception Rooms | Many Bespo...



£125,000

3 bedroom terraced house for sale

+ Add to report

Roberts Street, Grimsby, DN32

NO LONGER ADVERTISED

SOLD STC

Marketed from 28 Mar 2025 to 22 Jun 2025 (85 days) by Lovelle, Grimsby

Rent Comparables Report



This property is situated in a high demand rental area with rents achieving as much as £880 based on the analysis carried out by our lettings team.



£880 pcm

3 bedroom terraced house

Daubney St, Cleethorpes, DN35

NO LONGER ADVERTISED

Marketed from 2 May 2026 to 13 May 2026 (11 days) by OpenRent, London

+ Add to report



£775 pcm

3 bedroom terraced house

Barcroft Street, Cleethorpes

NO LONGER ADVERTISED

Marketed from 19 Dec 2025 to 8 Jan 2026 (19 days) by Affitto Estate Agents, Nuneaton

+ Add to report



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PROPERTY ID: 226491492

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.