

LET PROPERTY PACK

INVESTMENT INFORMATION

Juliet Street, Ashington,
NE63

225975518

 www.letproperty.co.uk





Property Description

Our latest listing is in Juliet Street, Ashington, NE63

This property has a potential to rent for **£567** which would provide the investor a Gross Yield of **10.8%** if the rent was increased to market rate.

With a location that allows for easy access to local amenities, and a space that has been well kept, this property would be a reliable addition to an investors portfolio.

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



Juliet Street, Ashington,
NE63

225975518



Property Key Features

2 Bedrooms

1 Bathroom

Spacious Rooms

Easy Access to Local Amenities

Factor Fees: TBC

Ground Rent: TBC

Lease Length: 77 years

Current Rent: £0

Market Rent: £567

Lounge



Kitchen



Bedrooms



Bathroom



Exterior





Outlay figures based on assumed cash purchase of £50,000.

ASSUMED PURCHASE PRICE

£ 63,000.00

SDLT Charge	£3,150
Legal Fees	£1,000
Total Investment	£67,150

Projected Investment Return



The monthly rent of this property is currently set at £0 per calendar month but the potential market rent is

£ 567

Returns Based on Rental Income	£567
Est. Building Cover (Insurance)	£15.00
Approx. Factor Fees	TBC
Ground Rent	TBC
Letting Fees	£56.70
Total Monthly Costs	£71.70
Monthly Net Income	£495.30
Annual Net Income	£5,943.60
Net Return	8.85%

Our industry leading letting agency **Let Property Management** can provide advice on achieving full market rent.



Return **Stress Test** Analysis Report



If the tenant was to leave and you missed 2 months of rental income

Annual Net Income **£4,810**
Adjusted To

Net Return **7.16%**

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 £75,000.



£75,000

2 bedroom block of apartments for sale



Second Avenue, Ashington

NO LONGER ADVERTISED

SOLD STC

Marketed from 23 Jul 2025 to 1 Aug 2025 (8 days) by Rook Matthews Sayer, Ashington



£65,000

2 bedroom apartment for sale



Juliet Street, Ashington

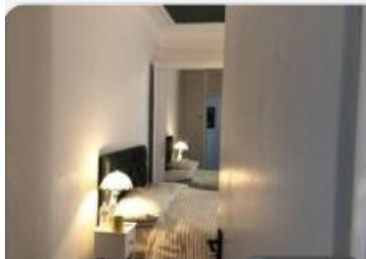
CURRENTLY ADVERTISED

Marketed from 20 Oct 2025 by Rickard Chartered Surveyors & Estate Agents, Ashington

Rent Comparables Report



This property is situated in a high demand rental area with rents achieving as much as £675 based on the analysis carried out by our letting team at **Let Property Management**.



£675 pcm

2 bedroom flat

Ariel Street, Ashington, NE63

NO LONGER ADVERTISED

Marketed from 3 Feb 2026 to 14 Feb 2026 (11 days) by OpenRent, London



£665 pcm

2 bedroom ground floor flat

Ariel Street, Ashington, Northumberland, NE63 9EZ

NO LONGER ADVERTISED

Marketed from 15 Dec 2025 to 18 Feb 2026 (64 days) by Pattinson Estate Agents, Ashington

+ Add

Current Tenant Profile



We've created a tenant profile report to showcase the current agreement of occupancy in place with this property.

-  Tenancy Agreement in place: **N/A**
-  Current term of tenancy: **N/A**
-  Standard Tenancy Agreement In Place: **N/A**
-  Payment history: **N/A**
-  Fully compliant tenancy: **N/A**
Fully compliant tenancy including EICR & Gas Safety in order

Disclaimer: All information is collected from the seller of the property and must be confirmed at legal completion. Proof will be provided for all documents after your offer has been accepted. If there are any inaccuracies with documentation or compliance, Let Property will ensure that everything is in place before completion of the property.



 www.letproperty.co.uk

Juliet Street, Ashington, NE63

PROPERTY ID: 12345678

Interested in this
property investment?

Call us on
0141 478 0985

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



LETPROPERTY