

LET PROPERTY PACK

INVESTMENT INFORMATION

Jubilee Drive, Liverpool, L7

225457052

 www.letproperty.co.uk





Property Description

Our latest listing is in Jubilee Drive, Liverpool, L7

Get instant cash flow of **£675** per calendar month with a **12.5%** Gross Yield for investors.

For investors that are looking for a reliable long term investment, this property is perfected as it's in a great location with easy access to amenities and is able to command a brilliant rental return.

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



Jubilee Drive, Liverpool,
L7

225457052



Property Key Features

1 bedroom

1 bathroom

Spacious Lounge

Easy Access to Local Amenities

Factor Fees: £83 pm

Ground Rent: £20 pm

Lease Length: 115 years

Current Rent: £675

Lounge



Kitchen



Bedrooms



Bathroom



Exterior





Outlay figures based on assumed cash purchase of £65,000.

ASSUMED PURCHASE PRICE

£ 65,000

SDLT Charge **£3,250**

Legal Fees **£1,000**

Total Investment **£69,250**

Projected Investment Return



The monthly rent of this property is currently set at £675 per calendar month.



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



Returns Based on Rental Income	£675
Est. Building Cover (Insurance)	£15.00
Approx. Factor Fees	£83.00
Ground Rent	£20.00
Letting Fees	£67.50
Total Monthly Costs	£185.50
Monthly Net Income	£489.50
Annual Net Income	£5,874.00
Net Return	8.48%

Return **Stress Test** Analysis Report



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

Annual Net Income **£4,524**
Adjusted To

Net Return **6.53%**



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 £72,000.



£72,000

1 bedroom apartment for sale

Jubilee Drive, Liverpool

CURRENTLY ADVERTISED

Marketed from 7 Apr 2026 by Jones & Chapman, Allerton

+ Add to report



£70,000

1 bedroom apartment for sale

Jubilee Drive, Liverpool

NO LONGER ADVERTISED

Marketed from 3 Feb 2025 to 7 Mar 2025 (31 days) by Point Properties, Liverpool

+ Add to report

Rent Comparables Report



This property is situated in a high demand rental area with rents achieving as much as £700 based on the analysis carried out by our letting team at **Let Property Management**.



£700 pcm

1 bedroom flat

Hall Lane, L7

NO LONGER ADVERTISED

LET AGREED

Marketed from 24 Mar 2025 to 30 Jun 2025 (98 days) by Sutton Kersh Lettings, Allerton

+ Add to report



£675 pcm

1 bedroom flat

Jubilee House, Jubilee Drive, Kensington

CURRENTLY ADVERTISED

LET AGREED

Marketed from 27 Feb 2026 by Golding Property Services Ltd, Liverpool

+ Add to report

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: **Yes**

 Standard Tenancy Agreement In Place: **Yes**

 Fully compliant tenancy: **Yes**

Fully compliant tenancy including EICR & Gas Safety in order

 Current term of tenancy: **Moved in within the last 2 years**

 Payment history: **On time for length of tenancy**

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.



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Jubilee Drive, Liverpool, L7

PROPERTY ID: 225457052

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.



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