

TENANTED PROPERTY AUCTION PACK



INVESTMENT INFORMATION

Exmouth Road, Great
Yarmouth, NR30

226746546





PROPERTY DESCRIPTION

Our latest listing is in Exmouth Road, Great Yarmouth, NR30

Rent currently agreed with tenant of **£750** per calendar month which calculates to a **9.3%** Gross Yield for investors.

This property has a potential to rent for **£773** which would provide the investor a Gross Yield of **9.6%** 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...



Property Key Features

2 Bedrooms

1 Bathroom

Private front and rear gardens

Spacious lounge

Factor Fees: In Legal Pack

Ground Rent: In Legal Pack

Lease Length: In Legal Pack

Current Rent: £750

Market Rent: £773

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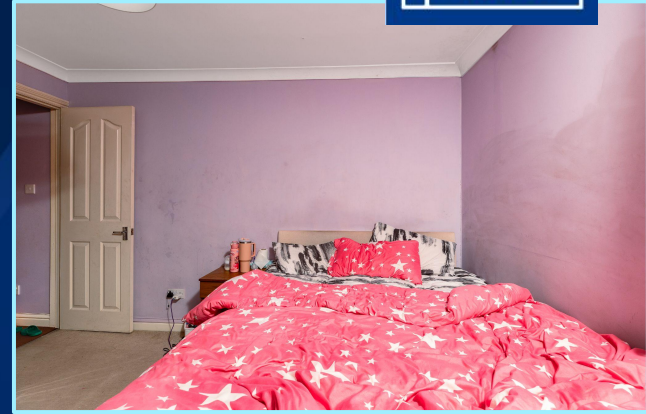
Lounge



Kitchen



Bedrooms



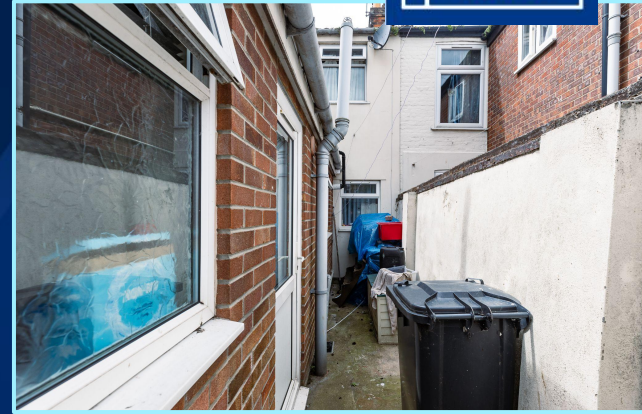
Bedrooms



Bathroom



Exterior



Purchase Outlay



ASSUMED PURCHASE PRICE

£96,600

10% Deposit (£5,000 Minimum) **£9,660**

Buyers Premium **£6,000**

Paid On Accepted Bid **£15,660**

Purchase Balance **£86,940**

SDLT Charge **£4,830**

Est. Legal Fees **~£1,000**

Balance Paid On Settlement **£92,770**

Your total all in costs would be ~£92,770 after taxes and fees based on a purchase price of £96,600. 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 £145,000.



£145,000

1 bedroom terraced house for sale

Northgate Street, Great Yarmouth

CURRENTLY ADVERTISED

Marketed from 18 May 2026 by Bycroft Estate Agents, Great Yarmouth

+ Add to report



£120,000

1 bedroom terraced house for sale

Lady Haven Mews, Great Yarmouth

NO LONGER ADVERTISED

SOLD STC

Marketed from 5 Jun 2024 to 2 Aug 2024 (57 days) by Aldreds, Great Yarmouth

+ Add to report

Rent Comparables Report



This property is situated in a high demand rental area with rents achieving as much as £1,079 based on the analysis carried out by our lettings team.



£1,079 pcm

1 bedroom terraced house

Nelson Road Central, Great Yarmouth, NR30

NO LONGER ADVERTISED

Marketed from 31 May 2024 to 8 Jul 2024 (37 days) by OpenRent, London

No Agent Fees | Property Reference Number: 2104892

+ Add to report



£950 pcm

1 bedroom end of terrace house

High Street, Great Yarmouth, NR31

NO LONGER ADVERTISED

Marketed from 6 Jan 2026 to 20 Feb 2026 (44 days) by OpenRent, London

+ Add to report



Interested in this
property investment?

Call us on
0161 394 2637

Exmouth Road, Great Yarmouth, NR30

PROPERTY ID: 226746546

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.