

TENANTED PROPERTY AUCTION PACK



INVESTMENT INFORMATION

Stanhope Street Liverpool
L8 5TE

225299305





PROPERTY DESCRIPTION

Our latest listing is in Stanhope Street
Liverpool L8 5TE

Rent currently agreed with tenant of **£1,025**
per calendar month which calculates to a
12.2% Gross Yield for investors.

This property has a potential to rent for **£1,097**
which would provide the investor a Gross Yield
of **13.0%** if the rent was increased to full
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.**

**Please read full legal pack for detailed
property information.**

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



Stanhope Street
Liverpool L8 5TE

225299305

Property Key Features

2 Bedroom

2 Bathroom

Spacious Rooms

Easy Access to Local Amenities

Factor Fees: In Legal Pack

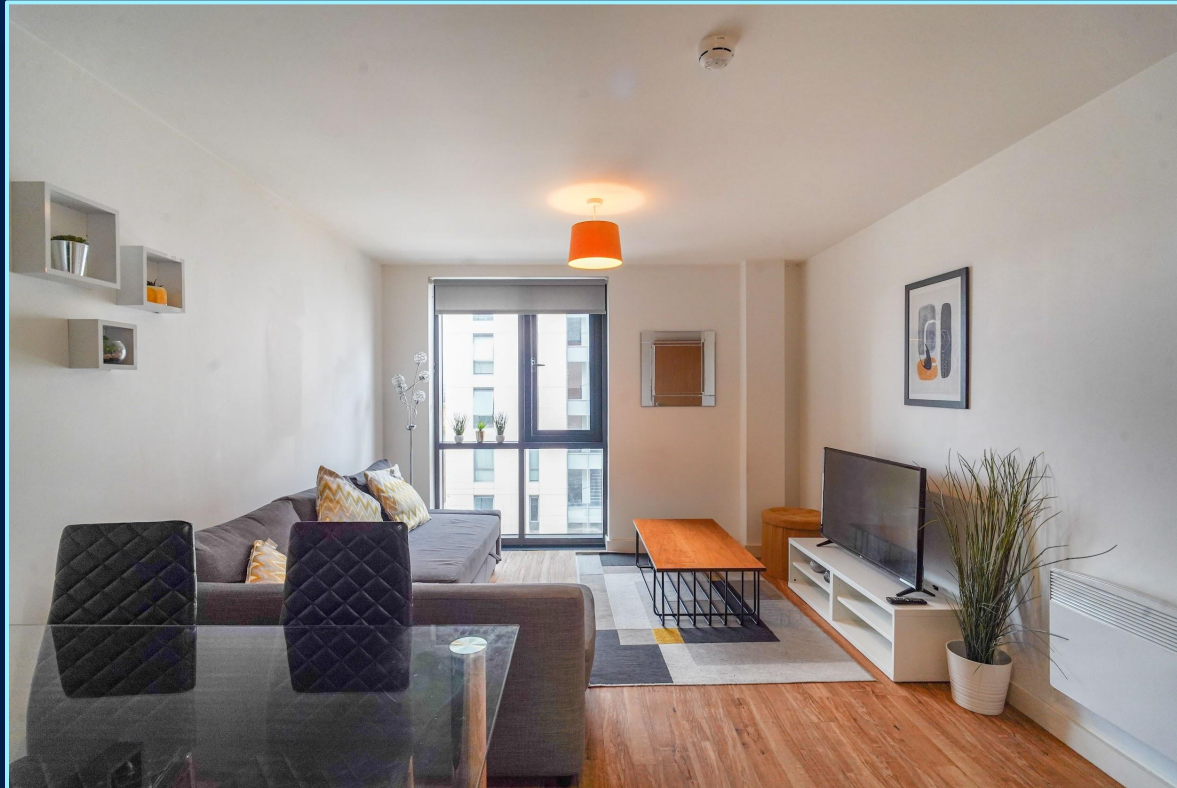
Ground Rent: In Legal Pack

Lease Length: In Legal Pack

Current Rent: £1,025

Market Rent: £1,097

Lounge



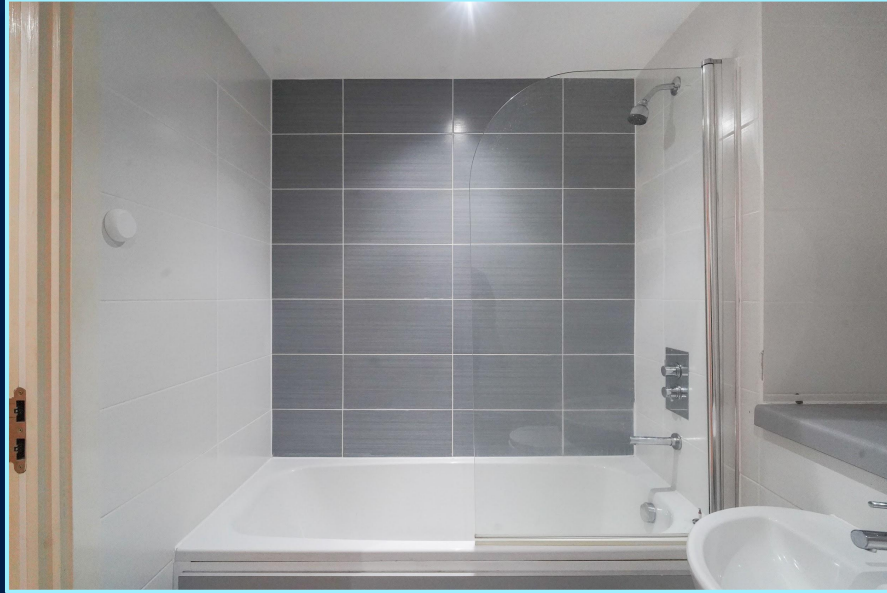
Kitchen



Bedrooms



Bathroom



Exterior



Purchase Outlay



ASSUMED PURCHASE PRICE

£101,000

10% Deposit (£5,000 Minimum) **£10,100**

Buyers Premium **£6,000**

Paid On Accepted Bid **£16,100**

Purchase Balance **£90,900**

SDLT Charge **£5,050**

Est. Legal Fees **~£1,000**

Balance Paid On Settlement **£96,950**

Your total all in costs would be ~£96,950 after taxes and fees based on a purchase price of £101,000. 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 £135,000.



£135,000

2 bedroom terraced house for sale

Malwood Street, Liverpool

NO LONGER ADVERTISED

Marketed from 27 Mar 2025 to 7 Apr 2025 (10 days) by Hunters, Liverpool

+ Add to report



£130,000

2 bedroom terraced house for sale

Isaac Street, Liverpool, Merseyside, L8

NO LONGER ADVERTISED

SOLD STC

Marketed from 23 Feb 2026 to 30 Jun 2026 (126 days) by Entwistle Green, Allerton

+ Add to report

Rent Comparables Report



This property is situated in a high demand rental area with rents achieving as much as £1,175 based on the analysis carried out by our lettings team.



£1,175 pcm

2 bedroom terraced house

Madryn Street, Liverpool, Merseyside, L8

NO LONGER ADVERTISED

Marketed from 9 Jun 2026 to 19 Jun 2026 (10 days) by Placefirst, Welsh Streets

+ Add to report



£1,175 pcm

2 bedroom terraced house

Powis Street, Liverpool, Merseyside, L8

NO LONGER ADVERTISED

Marketed from 4 Aug 2026 to 7 Aug 2026 (2 days) by Placefirst, Welsh Streets

+ Add to report



Stanhope Street Liverpool L8 5TE

PROPERTY ID: 225299305

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.