

TENANTED PROPERTY AUCTION PACK



INVESTMENT INFORMATION

King Edward Road, Ripon,
HG4

225409662





PROPERTY DESCRIPTION

Our latest listing is in
King Edward Road, Ripon, HG4

Rent currently agreed with tenant of **£795** per
calendar month which calculates to a **4.7%**
Gross Yield for investors.

This property has a potential to rent for **£1,150**
which would provide the investor a Gross Yield
of **6.8%** 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...**



King Edward Road,
Ripon, HG4

225409662

Property Key Features

4 Bedrooms

1 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: £795

Market Rent: £1,150

Exterior



Purchase Outlay



ASSUMED PURCHASE PRICE

£203,600

10% Deposit (£5,000 Minimum) **£20,360**

Buyers Premium **£6,000**

Paid On Accepted Bid **£26,360**

Purchase Balance **£183,240**

SDLT Charge **£11,752**

Est. Legal Fees **~£1,000**

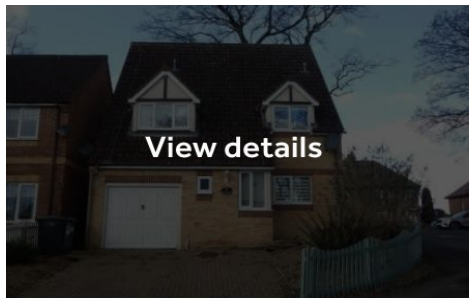
Balance Paid On Settlement **£195,992**

Your total all in costs would be ~£195,992 after taxes and fees based on a purchase price of £203,600. 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 £284,950.



4 bedroom detached house for sale

[+ Add to report](#)

Aismunderby Close, Ripon

NO LONGER ADVERTISED

SOLD STC

Marketed from 23 Feb 2023 to 21 Sep 2023 (209 days) by Joplings, Ripon

£284,950



4 bedroom semi-detached house for sale

[+ Add to report](#)

Gallows Hill, Ripon, North Yorkshire, HG4

NO LONGER ADVERTISED

SOLD STC

Marketed from 8 Sep 2025 to 16 Dec 2025 (99 days) by Dacre Son & Hartley, Ripon

£250,000

Rent Comparables Report



This property is situated in a high demand rental area with rents achieving as much as £1,500 based on the analysis carried out by our lettings team.



£1,500 pcm

4 bedroom semi-detached house

Balmoral Road, Ripon

NO LONGER ADVERTISED

LET AGREED

Marketed from 2 Jun 2025 to 11 Jul 2025 (38 days) by Davis & Lund, Ripon

+ Add to report



£1,200 pcm

4 bedroom semi-detached house

Whitcliffe Crescent, Ripon

NO LONGER ADVERTISED

LET AGREED

Marketed from 14 Aug 2023 to 18 Sep 2023 (35 days) by Solo Property Management, Ripon

+ Add to report



Interested in this
property investment?

Call us on
0161 394 2637

King Edward Road, Ripon, HG4
PROPERTY ID: 225409662

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.