



## Arnold Street, Bishop Auckland, DL14 9HD

Yield Investing are pleased to offer this 3 bedroom house, sold fully turnkey with a 25 year supported living lease in place.

- ✓ Price: £120,000
- ✓ Tenure: Freehold
- ✓ Rental Contract Length: 25 years
- ✓ CPI Linked Rents: Annual rental review
- ✓ Property Standards: Full renovation carried out to meet housing provider standards upon completion. Including all white goods and furniture.

# Key Benefits of the Property

25

Year Commercial  
Lease



Government  
Funded Rent



Ability to Sell  
at Anytime



No Service Charge,  
Ground Rent or  
Management Fees



Inflation Linked  
Rental Income



All Repairs and  
Maintenance  
Covered



# **25-Year Cash Flow Illustration**

## **3 Bedroom House**

**Price:** £120,000

**Annual Income:** £10,800

**Monthly Income:** £900

**Yield:** 9%

## **Rent Growth Forecast**

**Y1 Rent:** £10,800

**Y25 Rent:** £17,321.12\*

**Lease Period:** 25 years

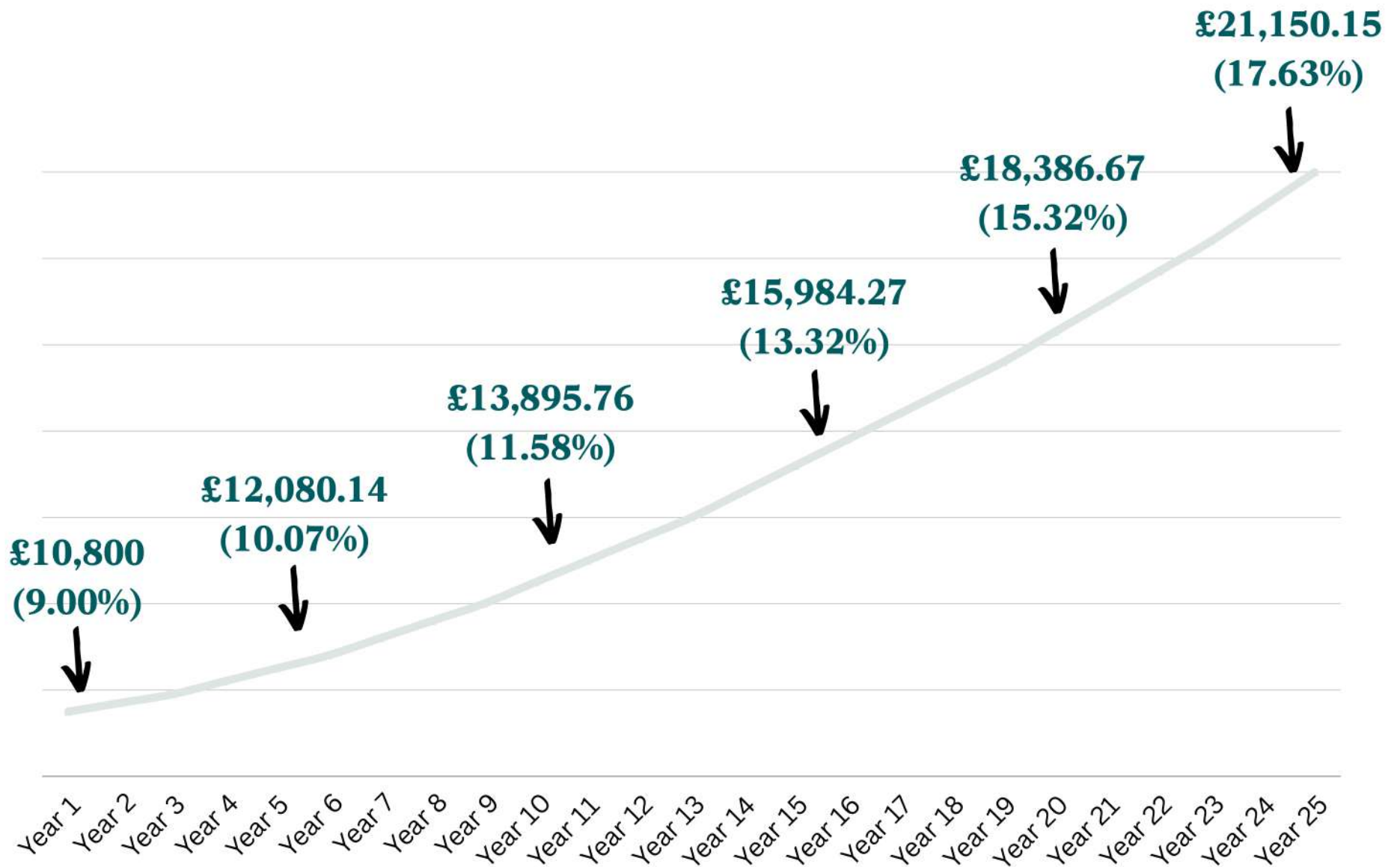
**Total Rent Received:** £345,927.24\*

**Y1 Yield:** 9.00%

**Y25 Yield:** 17.63%

*\*Based on 2.84% inflation rate [50-year UK Average]*





*\*Based on 2.84% inflation rate [50-year UK Average]*



# Property Highlights

*Current Property Images*





# Property Highlights

*Example Finished Property Images*

