

Rake Lane, Merseyside, CH45

Asking Price £550,000

SuttonKersh



Investment Opportunity – Eight Self-Contained Flats

A rare opportunity to acquire an established residential investment block comprising 8 self-contained flats situated in a popular residential location on Rake Lane, Wallasey.

The property currently produces a passing rental income of £31,500 per annum, with five flats occupied and three flats vacant, presenting an excellent opportunity for an investor to increase income through letting the vacant units.

Current tenancy schedule:

Flat 1 – Vacant

Flat 2 – £425 pcm

Flat 3 – Vacant

Flat 4 – £550 pcm

Flat 5 – £450 pcm

Flat 6 – £575 pcm

Flat 7 – Vacant

Flat 8 – £625 pcm

The block offers significant asset management potential, with the opportunity to bring the vacant units back into occupation and increase the overall rental return. Based on current rental levels within the building, the block has an estimated rental potential of approximately £50,400 per annum when fully let.

Conveniently positioned close to local amenities, transport links and employment centres, the property benefits from ongoing rental demand and represents an attractive addition to an investor's portfolio.



















Flat 1
1 Bedroom, Bathroom, Lounge Diner

Flat 2
1 Bedroom, Bathroom, Lounge Diner

Flat 3
1 Bedroom, Bathroom, Lounge Diner

Flat 4
2 Bedroom, Bathroom, Lounge Diner

Flat 5
2 Bedroom, Bathroom, Lounge Diner

Flat 6
2 Bedroom, Bathroom, Lounge Diner

Flat 7
2 Bedroom, Bathroom, Lounge Diner

Flat 8
2 Bedroom, Bathroom, Lounge Diner

Key Features

Residential investment block comprising 8 flats
Current income: £31,500 per annum
Estimated fully let income: £50,400 per annum
Three vacant units offering immediate value-add opportunity
Popular Wallasey location
Scope to enhance rental performance and increase yield
Ideal for investors seeking income





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Viewing arrangement by appointment

0151 236 2332

30-32 Exchange Street East, Liverpool, L2 3PQ

www.suttonkersh.co.uk

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Agent's note: