



8 Hope Drive, Nottingham - NG7 1DL

Guide Price £400,000 - £450,000

DavidJames
the estate agent



8 Hope Drive

Nottingham

GUIDE PRICE £400,000-£450,000 Excellent residential investment opportunity! A portfolio of three self-contained flats in Nottingham's prestigious The Park, offering a turn-key solution with an established track record!

Council Tax band: B

Tenure: Freehold

- Substantial three-storey terraced house
- Three self-contained flats (each with two beds, kitchen and bathroom)
- Fully let at £85 per person per week (bills excluded). GROSS YIELD (APPROXIMATE ONLY): 5.44% gross — based on £85 p/w × 6 beds × 48 weeks = £24,480 gross
- Turn-key investment opportunity with white goods and furniture included
- Highly desirable location in Nottingham's prestigious The Park
- Ready for immediate handover, fully occupied and operational
- Minutes from the city centre's amenities with nearby transport links to Nottingham's university campuses
- Established rental history with strong student demand
- Excellent long-term investment with scope for future income growth
- Offered to the market with no upward chain







Floor 0



Floor 1



Floor 2



Approximate total area⁽¹⁾

168.5 m²

1813 ft²

Reduced headroom

0.3 m²

3 ft²

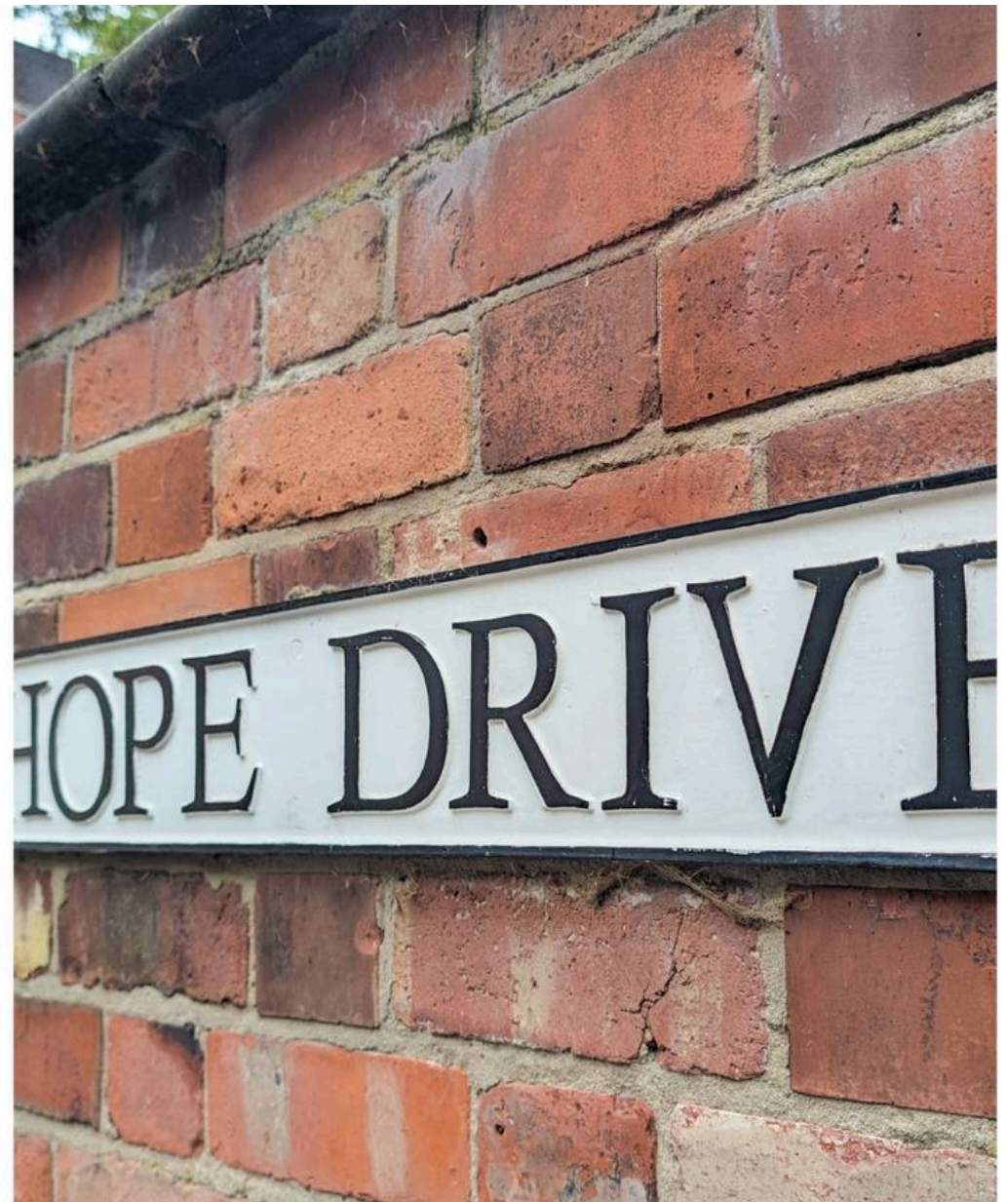
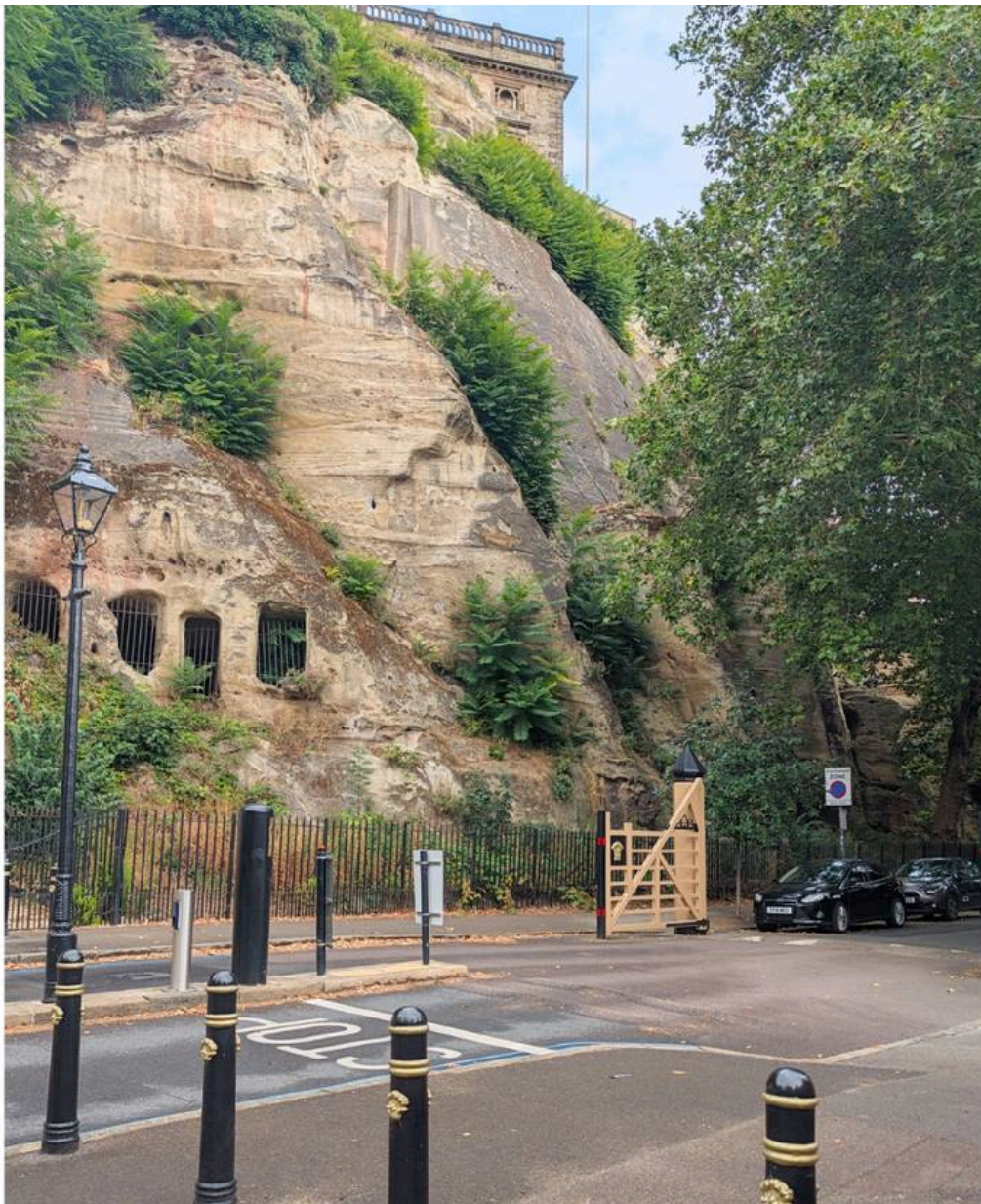
(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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