

INVESTMENT OPPORTUNITY

Oriel Drive, Harrods Village, SW13 – Current asking price £700,000

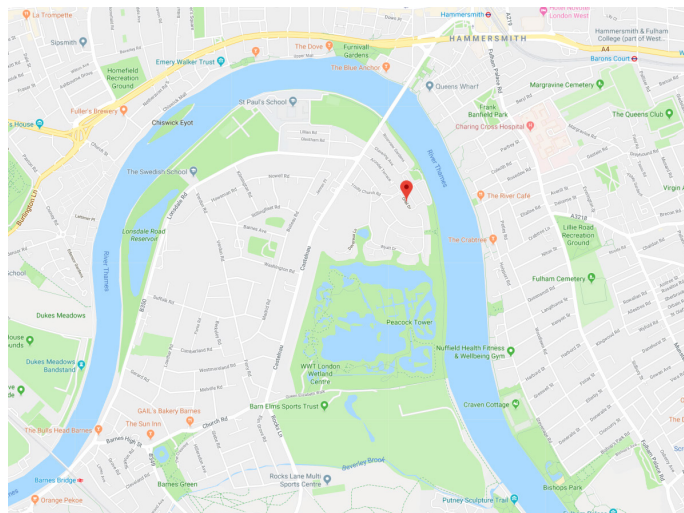
One bedroom first floor apartment situated in Harrods Village, Barnes



Wilton's Family Office is pleased to present this opportunity. The property is a one bedroom flat situated within an exclusive riverside development. The apartment is situated on the first floor of the building and upon arrival you are greeted by a bright and welcoming entrance hallway. The accommodation itself comprises of a large, spacious bedroom, a modern fully fitted kitchen with integrated appliances as well as a newly refurbished bathroom.

The building benefits from underground parking, a communal gym and pool, communal gardens and a porter and concierge service.

Barnes is a leafy district in South West London close to the River Thames ensuring many properties have river-side views. Barnes offers a distinct village feel and beautiful historic architecture and is popular with affluent families due to its close proximity to central London and excellent schools. The property is within walking distance of excellent restaurants and shops. The flat also benefits from easily accessible bus routes, which offer direct access into Central London.



KEY INVESTMENT CHARACTERISTICS

Asking price: **£700,000**

Square Footage: **655 sq ft**

Annual Rental Income: **£22,000 p.a.**

Current Gross Initial Yield: **3.2%**

Service Charges: **£4,220**

Ground Rent: **None - Property is share of freehold**

Stamp Duty: **TBC**

The apartment is currently tenanted on an AST of two years that expires on the 23rd of March 2020. As a result, the property will be generating immediate income upon investment.

Contact Details

T: 0207 355 3525

E: propertyservices@wiltongroup.com

Investment characteristics are based on assumptions and therefore are estimates. Property investment may expose you to risk of losing your investment. Property is an illiquid asset. Sometimes properties may not be so easy to sell and this means that the liquidity of your investment cannot be guaranteed. Past performance does not guarantee future results. Actual results may differ materially from the forecasts / estimates. Views, opinions, trends, and prices expressed are subject to change without prior notice. They do not constitute investment advice or a guarantee of returns.



26 GROSVENOR STREET | MAYFAIR | LONDON | W1K 4QW

T +44 (0) 20 7355 3525 E mail@wiltongroup.com W wiltongroup.com

Directors: M A Flanagan ACIS | N M Hewson B Comm FCA | N K Mitchell | J Robson FPFS | D McHugh BSc Hons C Dip Pens | N MacLean Smith

Wilton UK (Group) Ltd is registered in England & Wales. Registered number: 04179664. Registered office: 26 Grosvenor Street, Mayfair, London W1K 4QW.

Wilton Group is a trading style of Wilton Corporate Finance, who are authorised and regulated in the UK by the Financial Conduct Authority.