

Langworthy Road, Salford

Case History



This smart shop with living accommodation above is a sensational example of our keen eye for property investment. Separate tenancies provide and impressive nett yield of 8% and protect our investor from void periods which could hit their rental income.

Occasionally, an opportunity presents itself that, with a little imagination, can be transformed into a real success story. That was the case when we came across a vacant, tired looking shop on the ever popular Langworthy Road.

After extensive refurbishment, we not only produced an outstandingly furnished high-end student flat. But, also a fantastic open plan business space. It was essential to us that the space was used in a manor that would support both sets of tenants.

Despite being inundated with enquires we waited for the proposition that would be beneficial to all parties.

The accommodation has since been rented out to three media students for the current academic year. The location is perfect for such students as it is within easy walking distance from media city, as well as being seconds away from the free 50 bus. The shop has been let out to a tenant who has opened a smart ladies hair and nail salon.

The project in total cost in the region of £225,000 generating 8% nett yield. As a result of this income and the extensive renovation, we also estimate the the value of the property has risen handsomely paying testament to our foresight and high quality renovation process.



Thorpe & Co
Residential Property Investments

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