

North Hill Court University Of Plymouth

Perfectly located less than 100 metres from the main campus of the University of Plymouth (18,400 full time students), the new North Hill Court development offers arguably one of the best located developments we've ever marketed. Recently completed to a high standard throughout, North Hill Court offers a selection of Classic, Premium and Deluxe studios for sale. Since the launch of the development, North Hill Court has proven hugely popular with students looking for high quality accommodation in close proximity to the university.



Investment Breakdown - Classic Studio Example £85,000

Classic studio - £179.00 x 50 weeks = £8,950

Annual service charge - £1,600

Minus Lettings Fee of 10% + VAT - £1,074

Ground Rent - £350.00

Annual net income - £5,925 7% NET Yield

CLASSIC STUDIO EXAMPLE UNIT VIDEO WALK THROUGH



Investment Breakdown - Premium Studio Example £114,000

Classic studio - £279 x 50 weeks = £13,950 (dual occupancy)

Annual service charge - £2,766.00

Minus Lettings Fee of 10% + VAT - £1,674

Ground Rent - £350.00

Annual net income - £9,159 8 % NET YIELD



North Hill Court - Management

North Hill Court offers clients a genuine hands free investment experience, with all units within the development being managed by Student Life Lettings, a local specialist student lettings company whose offices are just 4 minutes walk from the development.

Investment Highlights

- Invest from **£85,000**
- Earning up to **8% NET Yield!**
- Fully furnished, spacious student units

- 100 meters to University Campus, 1 minute walk – ideal location for students!
- Development available for student and residential occupancy
- Superfast 500mb
- Secure key fob entry
- Communal laundry room
- Large communal entertainment room

Location

The North Hill Court development comprises of 39 spacious student studios, and it's location within the heart of Plymouth's student ensures a high rental demand for this type of accommodation. As well as the main campus of the University of Plymouth, Plymouth train station, Plymouth College of Art and the Mutley Plain shops are all within easy walking distance.



Payment Plan

1. Reserve your unit with a signed reservation form
2. Provide certified ID, proof of address and proof of funds
3. Pay a £2,000 non-refundable reservation fee
4. ClicPad Fee 5%
5. Remaining balance due on completion