

FREEHOLD 16-FLAT BLOCK & COMMERCIAL IN WEMBLEY HA9

<https://palaceauctions.com>

Wembley Park,
Wembley, UK



Guide Price €4,750,000 | 7%
30%+ Break-Up Margin

£4,750,000

Below is the comprehensive look at a freehold 16-flat block with a commercial unit in Wembley HA9, guide price £4,750,000, offering ≈7% stabilized net yield and 30%+ break-up margin potential. Firstly, the Wembley HA9 mixed-use block presents a rare below-market acquisition for investors seeking stable income and value uplift. Secured at £447/ft² NIA, this freehold block of [...]

- london investment apartment, mixed commercial and resi
- for sale off market, mixed commercial and resi
- for sale off market



Category

Apartments: yes	Off market property: yes
Land with Development: -	House: no
HMO investment: -	Investment property: yes
Hotels and apartment hotels: no	Commercial property: yes
Mixed commercial and Resi: yes	Other Real estate: yes
Below Market value: yes	Value add opportunity: yes



Description

Refer to Terms & Conditions: Array



Amenities & Features

Features: 626 sq ft (987 sqm), ☐ Close to Union Park and new communal gardens, ☐ 16 self-contained flats + 1 ground-floor commercial unit, ☐ Scope for title splitting with 30%+ break-up margin potential, ☐ Stabilized net yield: ~7% (annual net income ~£332500), ☐ Total NIA: ~10, ☐ Freehold title under SPV, ☐ 5 min walk to Wembley Park Station (Jubilee & Metropolitan lines), ☐ 8 min walk to Wembley Stadium Station (Chiltern Railways), ☐ Adjacent to London Designer Outlet Boxpark and Wembley Stadium

