

Everything
Modern.

Embassy
gardens



1 Bedroom Apartment Investment Opportunities


Rental yields up to 5.35%* with unrivalled
investor incentives available.




020 3966 8347
embassygardens.com

Eg.

Why Embassy Gardens?

Location Zone 1 	Well Connected via Nothern line, Victoria line and National Rail 	Green Space Nine Elms Park covering 14 acres 	Retail Home to destination retailers 
Wellness Resort style living at home 	Rental Demand Tenant waitlist and no void period 	Rental Yield Rental yield up to 5.35%* 	Investor Incentive Tailored packages available 

Eg:le Club

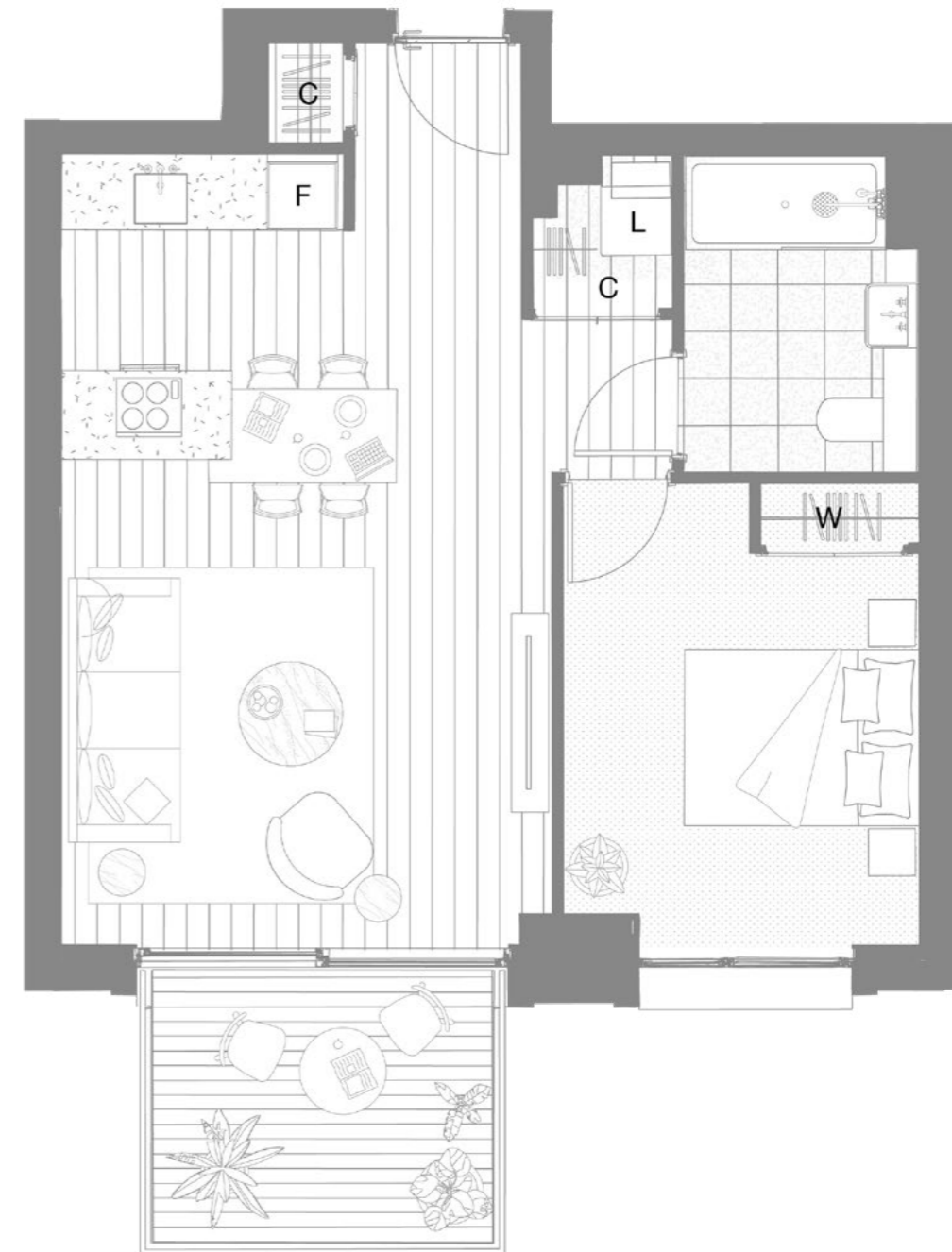
The Legacy Gym 	Maureen O'Hara Cinema 	Sky Pool, Sky Deck & Orangery 	Belmont Pool, Jacuzzi & Spa 
Edison Suite & Beckett Lounge 	Belmont Gym 	Linea Lounge & Meeting Rooms 	Grand Foyer & Super Lobby 
24hr Concierge, Valet Parking, Key & Parcel Hold 	Personal Trainers 		

Investment Case Study

MB108

1 Bedroom
 552sqft
 1st floor
 South facing

Price £695,000
 Estimated Rental Value Per Annum £37,180 (£715 p/w)*
 Estimated Rental Yield 5.35%*



The Modern – Top Picks

Apartment Name	No. of Bedrooms	Floor Number	Aspect	Internal SqFt	External Space SqFt	Price	Est. Rental Value p/w	Est. Yield
MB108	1	1	South	552	73.2	£695,000	£715	5.35%*
MB110	1	1	South	539	75.3	£695,000	£715	5.35%*
MB111	1	1	South	543	75.3	£695,000	£715	5.35%*
MB208	1	2	South	552	73	£700,000	£720	5.35%*
MB210	1	2	South	539	79	£700,000	£720	5.35%*
MB211	1	2	South	543	79	£700,000	£720	5.35%*

1 bedroom apartment price range: £695,000 - £925,000

Internal sqft range: 539 – 634sqft

Estimated rental values: £715 - £775 p/w*

Estimated rental yield: 4.36% - 5.35%*

**Please note rental values and yields are subject to market movement and are for indicative purposes only*

Speak to the sales team to find out more about this incredible investment opportunity and incentives available.

020 3966 8347

sales@embassygardens.com

Selling Agent:



Developer:

ECOWORLD
CREATING TOMORROW & BEYOND

ballymore.

Letting Agent:

JOHNS&CO
· L O N D O N ·

A JOINT DEVELOPMENT

Disclaimer

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