

Saxon Investments Ltd

Dec 2023

Saxon Investments Ltd

Directors	Marc Trup. Rochelle Trup
Date of incorporation	04/98
Current registered address	5 Technology Park Collindeep Lane Colindale NW96 BX
Company reg	03562509
Purpose	Property investment & development
No of freeholds	5
No of residential units	21 (All AST`s and all within the 5 freeholds)
No of commercial units	2 (Sold off on long leases)
Current rental Income	£495,000 (subject to change)
Lender	Handlesbank until June 2024
Debt	£3.96M
Value	£10.5M
LTV	37%

Saxon Investments Ltd

Linkedin

Marc Trup:

<https://www.linkedin.com/in/marc-trup-100761299>

Rochelle Trup:

<https://www.linkedin.com/in/rochelle-trup-1962641b>

Email

marc@saxoninvestments.com

rochelle@saxoninvestments.com

Mobile

Marc: +44(0)7973735706

Rochelle: +44(0)7966139514

Portfolio summary

Property Summary

Rent
£86,400



Purchased as bed sits redeveloped into three flats in NW8. Freehold and all flats let on AST`s. Commercial sold off.

Rent
£70,800



Purchased as 3 units redeveloped to 4 units in NW11. Freehold and all flats let on AST`s.

Rent
£148,380



Purchased **2** buildings **9 & 11** as 8 units redeveloped to 13 units in NW4. Freehold and all flats let on AST`s.

Rent
£189,420



Purchased as 6 units and redeveloped to 11 units in NW4. Freehold and all flats let on AST`s. Commercial sold off

The Burroughs

Summary

Location

The property is situated on the corner of the Burroughs in Hendon and Watford way

Description

Grade 11 listed building and consists of **No 9 and No 11** the Burroughs

No of residential units

13

Tenure

Freehold

Tenancies

AST`S

Rent

£148,380 (subject to change)

Sale Price

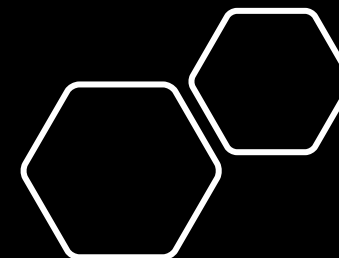
£2.2M

Total residential space

3509 Sq ft

Price per Sq ft

£626.00



Stanley House

Summary

Location

The subject property is situated on the Finchley Road

Description

The property, known as Stanley House, comprises a 4 storey building at the front and at the rear three story building. Commercial unit at ground floor level which has been sold off on a long lease

No of residential units

11

Tenure

Freehold

Tenancies

AST`S and Long lease

Rent

£189,420 (subject to change)

Sale Price

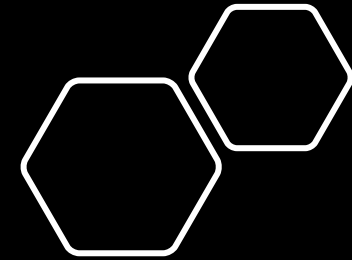
£4.3M

Total residential space

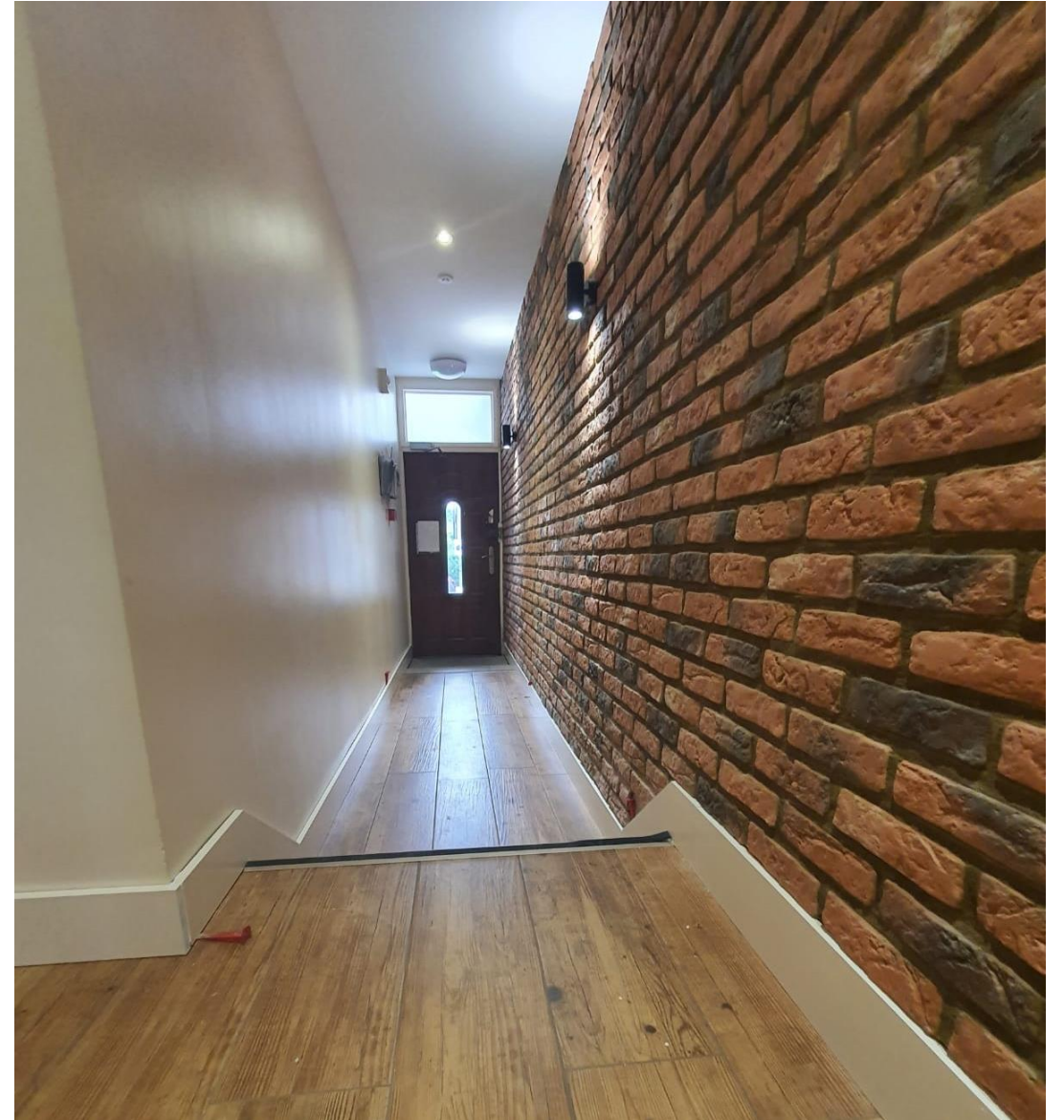
5930 Sq ft

Price per Sq ft

£725.12



December 23



Golders Green Road

Summary

Location

The subject property is situated on Golders Green Road

Description

3 storey house

No of residential units

4

Tenure

Freehold

Tenancies

AST`S

Rent

£70,800 (subject to change)

Sale Price

£1.9M

Total residential space

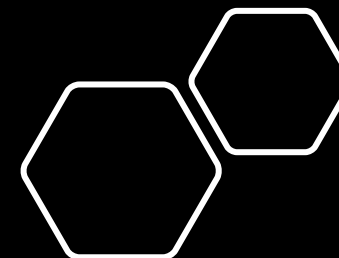
2265 Sq ft

Price per Sq ft

£838.85



Confidential - Azik Capital



December 23

Nugent Terrace

Summary

Location

The subject property is situated in St Johns Wood

Description

4 storey terraced house. Commercial unit at ground floor level which has been sold off on a long lease

No of residential units

3

Tenure

Freehold

Tenancies

AST`S + long lease

Rent

£86,400 (subject to change)

Sale Price

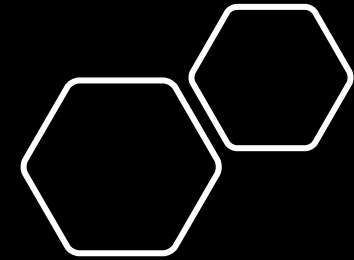
£2.1M

Total residential space

2120 Sq ft

Price per Sq ft

£1000



December 23