



1. Hot hot Location.....

People want convenience in their life. Modern living incorporates alfresco dining, culture, culinary delights, theatre, pavement cafes, nightlife, health clubs and golf courses.

Oxford offers all the above and more, the beautiful city is not only vibrant in its nature but it is one of Britain's most attractive cities. Oxford has been independently assessed as the number one city to invest; go to www.channel4.com/4homes/ontv/where_best_invest/kp_oxford.html

2. Property Profile, get it right first time.....

Purchase where there is highest demand.

The most efficient property investment is one where you command high occupancy rates. North Oxford Property Services will advise you which properties are available to purchase in Oxford and which property to buy.

This is backed by seventeen years of professional letting experience.

3. Target Tenant, a good tenant means happy property investors....

Tenants in the professional sector are usually aged between 24 and 34; this young group in general prefer modern, central, bright and airy accommodation. Credit checking and referencing is an essential part of the assessment process.

Alternatively, students are very attractive to Landlords' due to consistency of demand through all economic cycles. Oxford will always maintain strong student demand.

4. Enhance your rental return (yield)

Those investors wishing to maximise their immediate return on investment should consider the Oxford student proposition. Students may take an extra room in a property, adding to the return obtainable from an investment.

North Oxford Property Services (oxfordlet.com) can give you examples of two rental returns from similar apartments. Apartment one returns £875 from a professional couple, compared to £1110 from a student let. This 28% increased return is worth an extra £28,200 over ten years. *Worth considering!*

5. Utilise Local Knowledge to your advantage

North Oxford Property Services (oxfordlet.com) is an expert in city centre investment. We constantly monitor: Local development, highest performing yields, developing hot spots, tenant demand. This knowledge is put into practice when we search and acquire a property for you. Giving you the security that you have the best possible outcome for your investment needs.

6. Check, check and re-check.

Investment in residential property is a serious commitment which should provide a financial return for years to come. Check the expected income, check the expected capital growth, check the occupancy rates. North Oxford Property Services (oxfordlet.com) has 17 years of investment and letting experience, providing accurate rental assessment and hot spot opportunities. *Check this out . . . we will even guarantee your rent for 51 weeks of the year . . . that's how confident we are!*

