

Invest in Nottingham

A safe investment option

Located in the heart of England, Nottingham is a vibrant and truly modern city. With a population of over 350,000 people and home to the legendary Robin Hood, Nottingham is known as the Capital of the East Midlands.

Named 2nd best Buy To Let City in UK in 2017, the Midlands boasts the second and third best performing investment locations, with average rental returns of 5.6 per cent.

Nottingham is the economic capital of the East Midlands with 90% of England's population accessible within 2 hours due to excellent motorway & rail connections. East Midlands Airport is on the doorstep of the city with connections to over 150 worldwide business destinations and it's trains run direct services to London in 90 minutes.

The city's economy has a GVA of £12.1 billion, which will expand further through a committed investment of over £1 billion of in a range of significant infrastructure developments in the next three years and over 50 regional and national headquarters are already based within the city.

Nottingham is a young demographic. 25% of the population is aged between 16 and 24, and the pedestrian friendly city centre lures 35 million visitors a year. Aside from the infrastructure and booming economy, they are attracted to the international top-class retail, sport and leisure facilities and

abundance of culture. Modern and vibrant, Nottingham's cultural scene is impressively varied, ranging from independent cinemas to major historic sites and its also the most energy self-sufficient large city in the UK.

It's a city that also attracts investors. Perhaps the biggest draws are the 2 world-leading universities with over 70,000 students, that makes Nottingham the 4th largest University city in the UK.

Nottingham's universities, The University of Nottingham and Nottingham Trent University, are recognised internationally for their research excellence and history of industry collaboration with national & international business giants. Over 20,000 students graduate in Nottingham each year and the global reach of Nottingham's universities includes campuses in China and Malaysia to encourage international students and academic mobility. The additional planned College City hub, part of a £250m regeneration scheme will expand the student area and include a new £58m college and skills hub for 18,750 students.

Hurst and Wills recommends investing in the student residential market, the fastest growing asset class in UK property, according to Knight Frank. Nottingham is a safe bet. One development underway, by award-winning developer Alliance, is The Laceworks.

THE LACEWORKS

Less than 10 mins walk from Nottingham's Universities, and close to the new planned hub, the Laceworks features hotel style reception, 24hr reception, game zones, launderette, roof terraces and media rooms. The rooms themselves are something you would expect from a hotel with bespoke kitchens, modern appliances, floor to ceiling windows and terraces.

From an investment point of view, this development stacks up for a South African investor. It comes fully managed and finished with quality furniture, appliances and a 40 inch TV. For as little as £79,000 you can buy a unit here with your own title deed. The developer, with 28 years experience and 4 successful, fully tenanted student projects under their belt, is currently offering a guaranteed 7.75% net for 5 years. That means for less than R1.5m, you can buy a self contained apartment which guarantees you 40% of your investment back in 5 years.