

**13.7%**

predicted house price rise within the next 5 years

Workforce of

**1.2m**

One of the top 10 UK cities to live and work in

**£19b**

economy



Over

**11m**

people visit Leicester each year

WHY INVEST IN

# LEICESTER

A prime East Midlands location, Leicester is perfectly placed just one hour by rail from London. Its £19 billion economy has contributed to the city being named as one of the top 10 UK cities to live and work in.

Attracting over 11 million visitors a year, tourism in Leicester is also booming, and this alone was worth £600 million to the local economy in 2016. Leicester has also been named as one of the top 5 most affordable cities for students with a student population of over 21,000.

For investors seeking capital growth and high returns, Leicester is a key hotspot. With house prices expected to grow by 13.7% over the next 5 years, a healthy rental demand and high occupancy rates, investors can expect a significant return on investment.

With a workforce of 1.2 million based in and around the city centre, plus the amount of investment and development being ploughed into Leicester, rental demand is predicted to rise significantly with more working professionals looking for accommodation within commuting distance of the city centre.

## OTHER INVESTMENT PROJECTS INCLUDE:

£75m Space Park project

£14m redevelopment and expansion of Highcross

£6.5m restoration of Friars Mill and development of Ashton Green

**12.7% HOUSE PRICE INCREASE PREDICTED FROM 2017-2022**

**STRONG RENTAL DEMAND BOLSTERED BY 1.2M WORKFORCE**

**BOOMING TOURISM INDUSTRY**

**FANTASTIC TRANSPORT LINKS AND CONNECTIONS**

**THRIVING ECONOMY**