



BLOG & ARTICLES

Long-form essays on property and business growth

Most content about property investing stays on the surface. Market updates that tell you what already happened. Tips that assume a world where nothing goes wrong. Advice from people who stopped transacting years ago.

The Edwin Inayat blog goes deeper. These are long-form essays for people who want to understand the ‘why’ behind the ‘what’ — the mental models, the hard lessons, and the strategic thinking that separates investors who build lasting wealth from those who never get past their second deal.

FEATURED ESSAYS

“The Compounding Investor”

Strategy · Mindset · 22 min read

There is a version of property investing that looks like a gold rush — all speed and volume and optimism. And there is a version that looks almost boring from the outside, but generates life-changing wealth over fifteen years. This essay is about the second version: what it actually means to build a compounding property portfolio, and why most investors never manage it.

The essay reveals the single portfolio decision that separates investors who plateau at three properties from those who scale to fifteen and beyond — get in touch to access.

“Pricing Your Rental: The Mistake 80% of Landlords Make”

Lettings · Operations · 14 min read

Setting rent too low costs landlords thousands every year. Setting it too high costs them something worse: voids, frustrated tenants, and the slow erosion of their best asset. This essay breaks down how to price a rental property using market data, tenant psychology, and a simple framework that takes twenty minutes to run on any property.

Includes the rent-setting worksheet Edwin uses on every new acquisition before instructing a letting agent — members only.

“Why Your Portfolio Is Probably Too Complicated”

Portfolio Management · 15 min read

More properties is not always better. More strategies is almost never better. This essay makes the case for radical focus in property investing — why choosing one strategy, one geography, and one tenant profile and becoming genuinely expert at it will outperform a sprawling mixed portfolio almost every time.

The portfolio audit framework is shared in full with subscribers — get in touch to receive it.

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- New long-form essay every two weeks — direct to your inbox.
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