

Stockport

169-171 London Road, SK7

FREEHOLD Three storey part let mixed use investment comprising 2 apartments & 1 retail unit with ability two let as 2 separate units



Summary

Demise 1 Floor

Size 1,510 sq ft (140.28 sq m)

Rates Payable

Viewing strictly by prior appointment with MBRE

Summary

Available Size	1,510 sq ft
Price	Offers in the region of £375,000
Business Rates	Upon Enquiry
EPC Rating	Upon enquiry

Key Features

- Three Storey Self Contained Building
- Providing a mix of Retail & Residential
- Two Apartments
- Direct Frontage onto London Road
- Freehold Tile GM164804
- Asset Management Opportunity

Description

1510 sqft Three Storey Self Contained Unit. The property can be summarised as follows:

- Of traditional Steel Frame Construction with Full Height Brick Elevations
- Ground floor retail comprising 720 sq.ft. including kitchen, bar and toilets
- Suitable for traditional traditional retail, F&B or uses that fall within the E Classes
- Retail Unit Low Rateable Value. Rates exempt to qualifying occupiers
- Two Separately accessed 1st & 2nd floor apartment. Both Let producing £750pcm and £725pcm respectively
- Prominently located in the heart of Hazel Grove

Location

The property is located fronting London Road in the heart of Hazel Grove close to Sainsbury's, Asda, McDonalds and KFC and a short drive to Stockport and the M60 Motorway.

- Stockport: 3 miles.
- J1 M60 Motorway: 3.2 miles.

Viewings

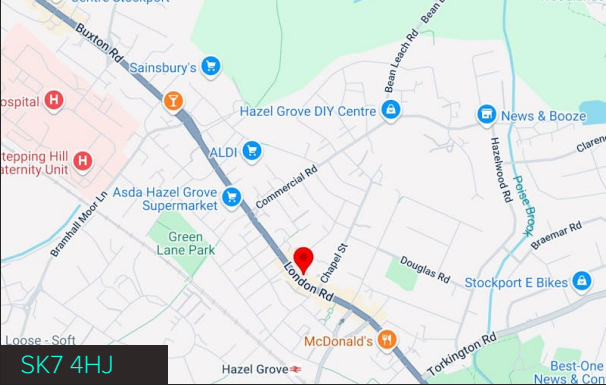
Via Sole Agents MBRE
0161 850 1111

Accommodation

Ground Floor Retail - 720 sqft
First & Second Floor Apartment (171) - 395 sqft
First & Second Floor Apartment (169) - 395 sqft

Tenure

Freehold
Title Number - GM164804



Viewing & Further Information



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