

PROPERTY PARTICULARS

Offers invited around £85,000



303 PRINCE OF WALES ROAD, S2 2FH

A retail shop with two floors of accommodation above occupying a prominent situation fronting onto Prince of Wales Road, which is part of the Ring Road. The premises are part of a parade of similar properties fronting a service road, a short distance from the junction of Prince of Wales Road with the Parkway.

ACCOMMODATION

On the Ground Floor

Sales Areas 3.63m x 4.14m 15.02m² area (162 sq ft) with display window onto Prince of Wales Rd.

Store 1.9m x 2.07m area 3.93m² (42.33 sq ft)

Toilet

On the First Floor

Storage and landing– 3.2m x 3.64m area approx 11.64m² (125 sq ft)

On the Second Floor

Front – approx 3.65m x 4.3m area 15.69m² (169 sq ft).

Kitchen – 2.04m x 2.42m area 4.93m² (53.14 sq ft)

TENURE

The property is held on long lease for the residue of a term of 200 years from 1st of July 1927 at a fixed annual ground rent of £6. This should be confirmed by solicitors prior to purchase.

FOR CONDITIONS OF SALE SEE OVER

PRICE REQUIRED

Offers are invited around £85,000.

VIEWING ARRANGEMENTS

For an appointment to view contact Hale Saunders.

PROPERTY MISDESCRIPTIONS ACT 1991

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- 2 Information on planning and rating has been obtained by verbal enquiry only from the appropriate Local Authority. Interested parties are recommended to obtain direct confirmation in writing.
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Regulated by RICS.

