

Ref: SD 2542

Both Vacant - £125,000

91/91A Abergele Road, Colwyn Bay



Lockup Shop premises and very spacious maisonette, both vacant.

£125,000 PRICE

CALL US 01492 534881

St. Davids Commercial
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St Davids Property Management Ltd.
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ACCOMMODATION

Ground Floor

Shop Premises – 18'9 x 15'3 (290 square feet)

Separate Room – 14' x 10'9 (152 square feet)

Separate WC, Kitchen, Fire Exit to rear room with required access.

Large Rear Utility Room – 12'8 x 11'6 (140 square feet) with access to rear yard with slope to rear double doors to

Lower Ground Floor – 33'3 x 18'2 (606 square feet)

With access to further storeroom - 19'6 x 11'3 (220 square feet).

EPC Rating E Valid until 9/1/2034.

First Floor

Lounge – 18'8 x 8'5

Bedroom 1 - 18'8 x 8'5

Bedroom 2 – 14'3 x 10'7

Kitchen – 14 x 10'2

Separate 2 Piece Bathroom

Top Floor

Bedroom 3 – 18'8 x 9

Bedroom 4 – 18'8 x 9'3

Bedroom 5 – 14'3 x 11'8

EPC Rating F - However the client is going to exempt the property as the costs will be more than £3,500 to get it up to an E Rating.

Price £125,000

Viewing by Appointment Only.

St David's Commercial has not tested any fixtures and fittings and cannot therefore guarantee they are in working order. Your home is at risk if you fail to keep up repayments on a loan or mortgage secured upon it.

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£125,000 PRICE