

Ref: SD 2602

## **New to The Market - £75,000**

**Ground Floor Office, 1 Mostyn Road, Colwyn Bay**



**New to the market, ground floor basement and rear garage, extending to some 1000 square feet in total. Leasehold 999-year lease from 7/7/1995, ground rent not collected.**

**£75,000 PRICE**

**CALL US 01492 534881**

**St. Davids Commercial**  
Commercial House  
17 Coed Pella Road  
Colwyn Bay  
Conwy  
LL29 7BA  
VAT Reg No. 490 1639 43

Tel: (01492) 534881  
Email: [anyone@stdavidsproperty.com](mailto:anyone@stdavidsproperty.com)  
Web: [www.stdavidsproperty.com](http://www.stdavidsproperty.com)

**St Davids Property Management Ltd.**  
Address as Above  
Co. Reg. No. 02625193

## Accommodation

Ground Floor leading to spacious hallway with

Office 1 (front) – 4.25m x 4.59m access to  
Office 2 – 4.25m x 4.62m

From hallway, access to W.C. and kitchen

Office 3 – 4.03m x 4.19m

Office 4 – 2.57m x 4.19m

Staircase from hallway to

### Lower Ground Floor

Store – 4.07m x 1.82m  
Storeroom 2 – 4.16m x 1.85m

TOTAL 88m<sup>2</sup> (circa 967 square feet)

At rear is a garage, block built under a flat roof.

PRICE £75,000.00

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**£75,000 PRICE**