



hexagon™
commercial property



- PASSING RENT OF £48,140
- VACANT SPACE ERV - £46,800
- RARE FREEHOLD OPPORTUNITY

PART-LET INVESTMENT

9,191 Sq Ft (853 SqM)

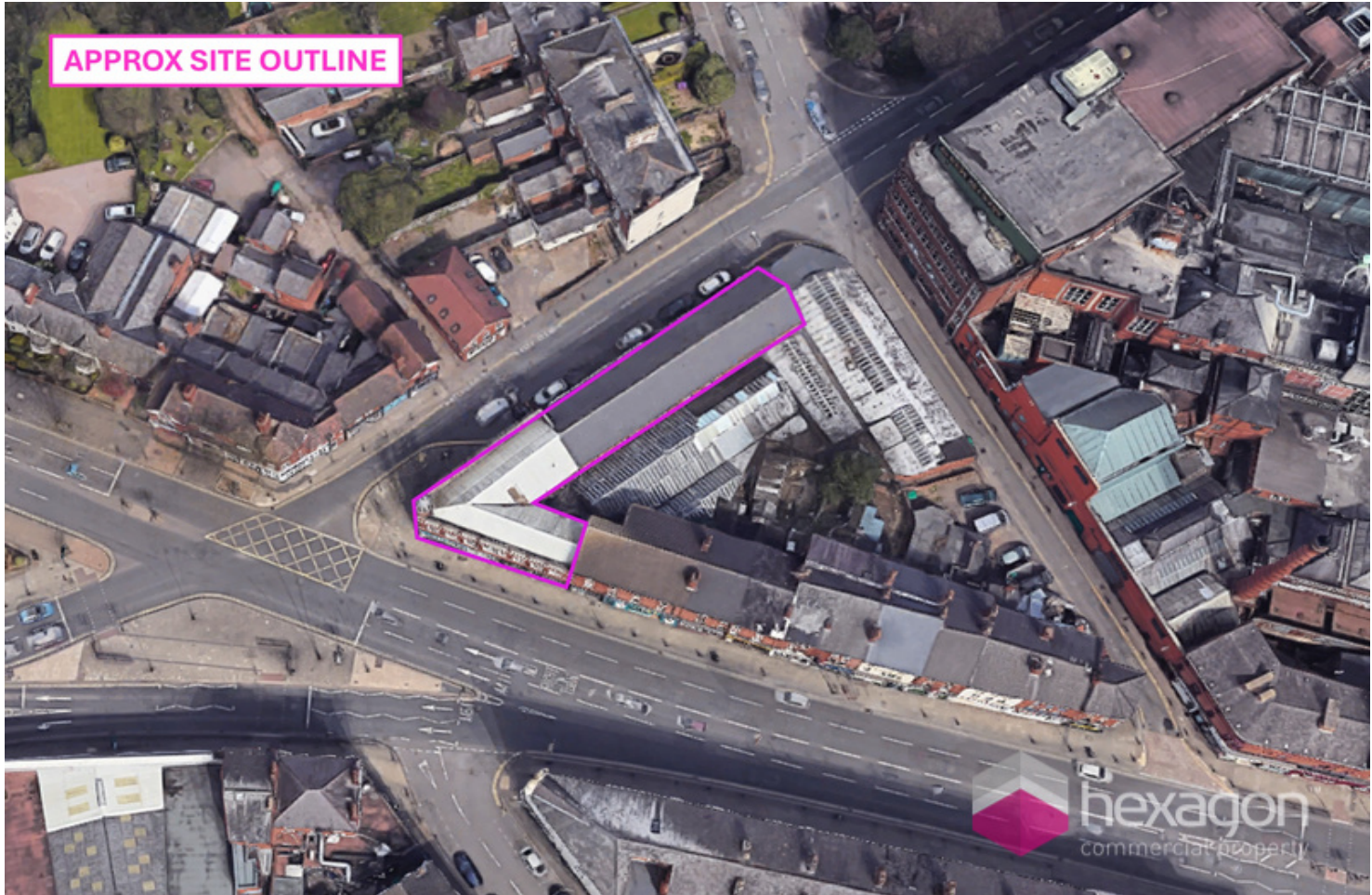
£1,000,000

74-80 Chapel Ash, Wolverhampton, WV3 0TT

FOR SALE



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Description

This rare freehold opportunity to acquire x2 lock-up shops and 9 self-contained one bedroom apartments is located prominently on Chapel Ash, one of the main routes to and from Wolverhampton City Centre, benefitting from a substantial amount of passing vehicular traffic. There are currently 7 flats let on AST's producing an income of £43,140, and one shop (74-78 Chapel Ash) let for £5,000 per annum (which, based on recent lettings within the parade, we believe is under-rented). 80 Chapel Ash is a 3,675 sq ft retail showroom which is currently vacant along with two flats which are currently vacant.

Location

The property is located on the busy Chapel Ash close to Wolverhampton City Centre, approximately 0.5 miles away. The surrounding area includes a mix of retailers and professional firms, with a large Sainsburys supermarket and Subway nearby. The property is also situated close to many bus stops and the train station is only 1.5 miles away via the A4150. This provides excellent transport links to the surrounding areas

Accommodation

Overall - 9,191 Sq Ft (853 SqM)

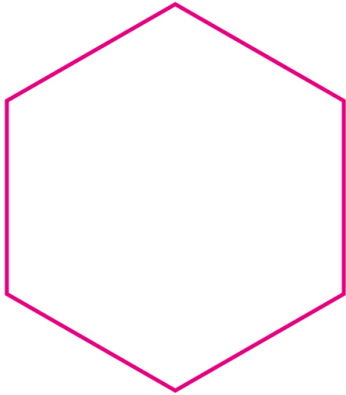
Please contact the agent for a full breakdown of the accommodation and tenancy schedule.

Rates

Please contact the agent for a full breakdown of accommodation and tenancy schedule.

Terms

We are seeking offers for the freehold in the region of £1,000,000.



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