

LOT
38

17 Upton Road, Moreton, Merseyside CH48 0PD
RETAIL INVESTMENT

Guide Price **£160,000+**



A freehold retail investment currently producing £25,000 per annum. The property comprises a ground floor shop with first floor ancillary accommodation.

Situated

The property is situated within an established retail parade amongst local and multiple traders.

Joint Auctioneers

Andrew Scott



Not to scale. For identification purposes only

Ordnance Survey © Crown Copyright 2011. All rights reserved. Licence number 100020449

NO	PRESENT LESSEE	ACCOMMODATION	LEASE TERMS	CURRENT RENT	NEXT REVIEW/REVERSION	NOTES
17	Mrs A Evans	Ground floor sales area 111.85m ² (1204sq ft) Storage 44.3m ² (476sq ft) First Floor Storage 72.12m ² (776sq ft) Second Floor Storage 55.15m ² (599sq ft)	10 years from 28th May 2010. 5 yearly rent reviews FR & I	£25,000pa	28th May 2015	The tenant has an option to break on 28th May 2015.
Current Rent Reserved				£25,000pa		