



£195,000

67-671 Seaview Road
Wallasey | Wirral | CH45 4QW

PROPERTY
CENTRE

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DESCRIPTION

MIXED COMMERCIAL USE

Great investment opportunity not to be missed, is this well maintained semi-commercial freehold shop and flat, in a prime location.

Location:



SUMMARY

The shop is currently trading as a hairdressers @ £850 pcm on a 5 year FRI lease, and the large one bedroom flat, which has been recently renovated to a modern standard is paying £575 pcm.

Producing an overall income of £17,100 pa and providing a very healthy circa 9% yield.

Briefly comprising: Shop with large trading areas, kitchen with modern units, treatment rooms and W.C.

To the First Floor, there is a separate entrance to the flat with large lounge, modern fitted kitchen, bathroom with shower, double glazing and access to outside patio terrace.

Enjoying a great location on the corner of Longview Avenue and Seaview Road, a 'few minutes' walk of Liscard Town Centre. Great for transport links, and the M53 motorway and Liverpool tunnel are a short drive away. There's the added bonus of residential properties close by.

We would have absolutely no hesitation in recommending this investment and early viewing is strongly advised.



