

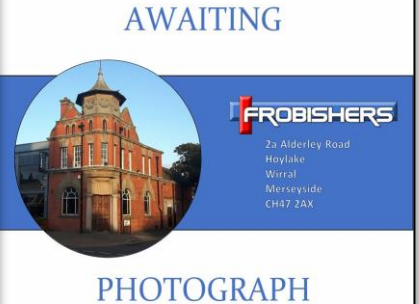
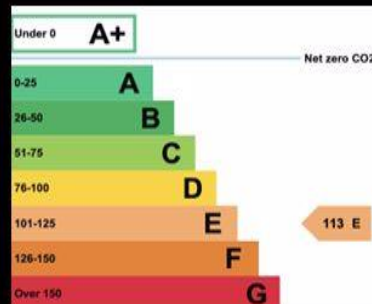
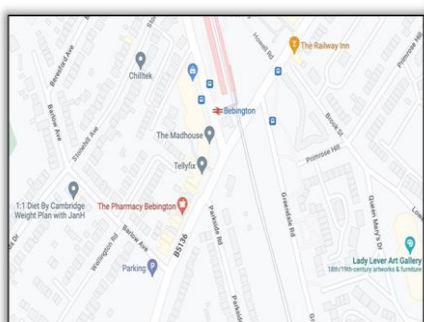
FROBISHERS

INVESTMENT PROPERTY



FOR SALE

- 6 Year Lease from 2021
- Tenant in occupation since 2016
- Current Income £7,000 p.a
- Prominent parade location
- Approximately 620ft²
- Gross yield 8%



164 Bebington Road
Wirral, CH63 7NX

Asking price of:
£87,500

Location

The property is situated on Bebington Road (B5136), on the Wirral Peninsula, a short distance from Bebington Merseyrail Train Station, between Bebington Village and Port Sunlight Village.

The semi-detached property is situated in an established parade of shops, approximately 2.5 miles from Birkenhead Town Centre and 3.5 miles from Liverpool City Centre.

Description

The premises form the end ground floor unit of a mixed-use parade of shops and extend to approximately 620ft².

It comprises a retail shop unit, two rear offices, a storage area and W.C. There is also a yard/parking area to the rear of the property accessed via gates.

Measurements

Element	Size	Area (m ²)	Size (ft ²)
Retail Unit	4.60 x 6.06	27.88	300
Rear Office 1	3.51 x 2.79	9.79	105
Rear Office 2	3.48 x 3.11	10.75	116
Store Room	2.98 x 3.11	9.27	100
		57.69	621

Tenure

Freehold.

Please note that the residential accommodation above has been sold previously by way of a 999-year lease.

Tenancy Information

The premises are currently let at £7,000 per annum from 2021.

This was a renewal of the existing lease from 2016.

Price

Our client is seeking £87,500 for their freehold interest, subject to contract.

Viewings

For further information or to arrange a viewing of the premises please contact:-

Mr Phil Jacob MRICS

Email: philjacob@frobishersuk.com

Tel: 0151 601 9394

2a Alderley Road, Hoylake, Wirral, CH47 2AX – Tel: 0151 601 9394

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