

## retail in PE1

Thistle Moor Road, Peterborough  
Cambridgeshire, PE1 3HR

**£140,000** Starting Bid

- ✓ Two storey detached corner property
- ✓ Ground floor A1 convenience store
- ✓ First floor storage space
- ✓ NIA 67.69sqm (729sqft)
- ✓ Workshop and garage to the rear
- ✓ Freehold title

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AUCTION



## Summary

- Property Type: Retail - Parking: Double Garage Price: £140,000

## Description

FOR SALE BY ONLINE AUCTION: terms and conditions apply.

We are pleased to offer to the market this two storey corner property, prominently located on the corners of Thistlemoor Road and Belham Road, Peterborough. To the ground floor is an A1 retail unit, currently used as a convenience store. There are kitchen and W.C. facilities to the rear, with storage space to the first floor. The property benefits from double window frontage with roller shutters to both windows and front door. There is a driveway to the rear, providing access to a double garage/workshop and a further single garage. There is an enclosed rear garden. The property is to be sold with vacant possession.

Please note that we have not inspected this property.

## Accommodation

### GROUND FLOOR

Shop area: 7.77m x 3.65m

Inner hallway

Kitchen/storage area: 3.28m x 3.40m

Bathroom

### FIRST FLOOR

Landing

Room one: 3.87m x 3.65m

Room two: 3.66m x 3.84m

NIA 67.69sqm (729sqft)

### EXTERNAL

Double garage/workshop: 4.53m x 6.77m

Single garage

## Tenure

Freehold. Title number CB167525.

## Rateable Value

The adopted rateable value is £2,250 as of 1st April 2017.

Sourced from VOA.

## EPC

We currently await a copy of the Energy Performance Certificate.

## Additional Information

For further information please contact our office direct on 0191 737 1154, or alternatively via e-mail on [commercial@pattinson.co.uk](mailto:commercial@pattinson.co.uk). With regards to viewing the subject property, this is to be done strictly by appointment through Keith Pattinson Commercial department. Please contact us to arrange an internal inspection, or to register your interest.

**Thistle Moor Road, Peterborough, Cambridgeshire, PE1 3HR**

Contact your local branch today for more information on this property:

**Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 737 1154, Fax: 0191 222 0314,  
[www.pattinson.co.uk](http://www.pattinson.co.uk)**

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