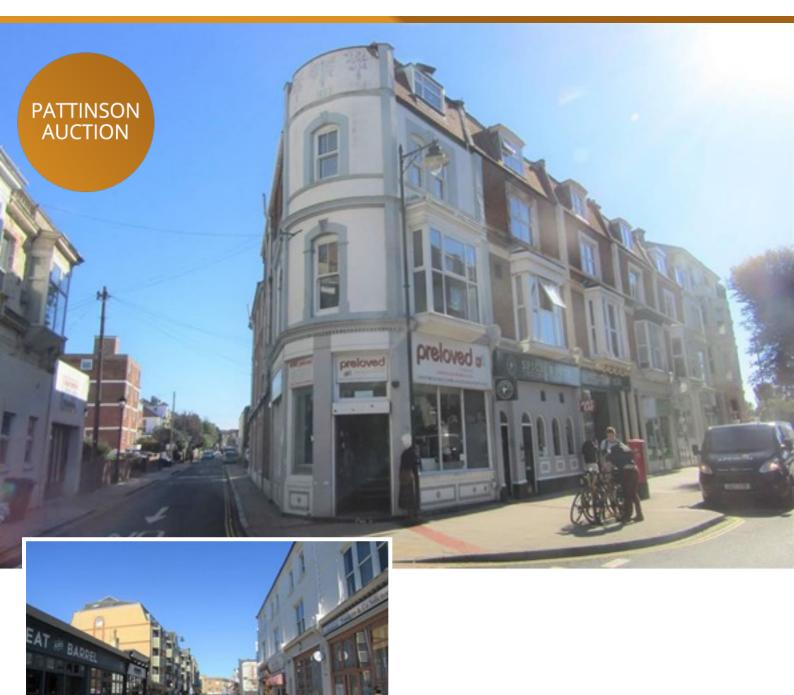


## retail in PO5

Palmerston Road, Southsea Hampshire, PO5 3PS

# £135,000 Starting Bid

- ✓ Two floor corner property
- ✓ Retail and storage accommodation
- NIA 138.28sqm (1,488sqft)
- Fitted kitchen and bathroom
- Great location close to seafront
- Leasehold title



## Description

FOR SALE BY ONLINE AUCTION: terms and conditions apply.

We are pleased to offer to auction this two floor commercial property, prominently located on a corner position of Palmerston Road, on of the central Southsea. The property comprises an A1 retail unit to the ground floor, with storage space to the basement. The property is to be sold with vacant possession.

Please note we have not inspected this property.

#### Location

The subject property is located along Palmerston Road, a central road in Southsea. The property is located close to all local amenities such as Sainsbury's, Subway and Barclays bank. The property is close to local transport links with the closest bus stop being a short walk away and Portsmouth/Southsea train station being 1.2 miles away, and Fratton train station being 1.5 miles away. Southsea is 20 miles west of Chichester and 21 miles east of Southhampton.

#### Accommodation

GROUND FLOOR Retail area: 13.56m x 4.32m Storage: 4.90m x 3.51m Kitchen: 3.18m x 4.93m NIA 91.56sqm

BASEMENT Storage 1: 3.71m x 3.53m Storage 2: 4.24m x 2.41m Storage 3: 4.24m x 1.98m Storage/shower room: 3.84m x 3.91m NIA 46.72sqm

Total NIA 138.28sqm (1,488sqft)

#### Tenure

Long leasehold of 99 years from 27 October 1989. Title number HP396522.

### **Rateable Value**

The adopted rateable value is £12,250 as effective from 01 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. 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.



## Palmerston Road, Southsea, Hampshire, PO5 3PS

Contact your local branch today for more information on this property: Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 737 1154 , www.pattinson.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.