

retail in LN12

Wellington Road, Mablethorpe
Lincolnshire, LN12 1HR

£30,000 Starting Bid

- ✓ Single storey detached property
- ✓ A1 retail with storage space
- ✓ NIA 35.2sqm (379sqft)
- ✓ Great transport links
- ✓ To be sold as freehold title
- ✓ Large glass window frontage

PATTINSON
AUCTION



Summary

- Property Type: Retail - Parking: Allocated Price: £30,000

Description

FOR SALE BY AUCTION: terms and conditions apply.

We are pleased to offer to the market this detached ground floor retail property, ideally located on Wellington Road, a busy thoroughfare forming part of the seaside resort of Mablethorpe. The property is of A1 retail use class and comprises of main sales area with ancillary storage. The property could be suitable for various uses (subject to obtaining planning permission).

Please note we have not inspected this property.

Location

The popular seaside town of Mablethorpe is located within East Lindsey Lincolnshire on the East coast, renowned for its sandy, picturesque beaches. Located approximately 17 miles north of Skegness and 27 miles south of Cleethorpes, with a population of approximately 11,700. The town has a range of amenities and shops being both independent and national retailers, banks, cinema and sports centre. Regular bus services run to the resort of Skegness and the market town of Louth, approximately 15 miles away.

Accommodation

GROUND FLOOR

Retail space: 15.0sqm

Storage: 7.8sqm

Storage: 12.4sqm

W.C.s

NIA 35.2sqm (379sqft)

Tenure

The property is currently unregistered, but is to be sold freehold.

Rateable Value

The adopted rateable value is £1,600 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. 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.

Wellington Road, Mablethorpe, Lincolnshire, LN12 1HR

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**

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