

Smith

AND SONS

PROPERTY CONSULTANTS

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175 YEARS
1840

FOR SALE

Investment, Office, Retail

365 Woodchurch Road, Prenton, Birkenhead, CH42 8PE



Description

The whole property is let to D S Kirwan t/a Kirwans Solicitors for a term of ten years from 1st March 2014 at a current rental of £19,000 due for review in 2019. There is a tenants break option on 1st August 2020 (a minimum of six months notice).

Location

The property is located in Prenton a suburb of Birkenhead on the Wirral Peninsular. Located opposite Sainsburys Supermarket and amongst a mixture of national and local occupiers.

0151 647 9272

365 Woodchurch Road, Prenton, Birkenhead, CH42 8PE

Sale Price

Asking Price £220,000

Tenure

Freehold

Accommodation

Sales	38.09m ²	410ft ²
Office	16.07m ²	173ft ²
Kitchen	7.15m ²	77ft ²
First Floor Offices	52.86m ²	569ft ²
Second Floor Office/Storage	49.61m ²	534ft ²

Rating Assessment

Rateable Value	£13,250
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Parking to the rear.

VAT Statement

All prices and rents quoted are exclusive of VAT if applicable.

Strictly by arrangement with the sole agents:



Sean Seery

Residential / Commercial Management

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