

MORGAN

MARTIN

PRIME SHOP FOR SALE (Subject to Vacant Possession)

104 Fishergate PRESTON PR1 2AE



Class E Planning Consent

LOCATION

The property occupies a prime position on Fishergate next to the entrance to St George's Shopping Centre. Nearby occupiers include WH Smith, Santander, River Island and Next.

ACCOMMODATION

The accommodation is arranged over ground and first floor and provides the following net internal floor areas:

Ground Floor:	2,100 sq ft	(195 sq m)
First Floor:	2,100 sq ft	(195 sq m)

All measurements have been made in accordance with the RICS Code of Measuring Practice.

PARKING

To the rear there is parking for 4 vehicles.

RATEABLE VALUE

The property is entered into the Rating List at Rateable Value £108,000.

TENURE

Freehold.

PRICE

Upon application

VAT

The price will be subject to the addition of VAT at the prevailing rate.

ANTI-MONEY LAUNDERING

In accordance with Anti-Money Laundering Regulations, two forms of identification and confirmation of the source of funding will be required from the successful purchaser.

EPC

Available upon request.

LEGAL COSTS

Each party are to be responsible for their own legal costs.

FURTHER INFORMATION

Please contact: Charles Bell
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Regulated by



These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract

Preston



Experian Goad Plan Created: 17/05/2021
Created By: Morgan Martin

50 metres

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