

Lot 59, 9 Wheelock Street, Middlewich, Cheshire CW10 9AG

For sale by Auction on 21st September 2023 (unless sold or withdrawn prior)



Freehold Retail and Residential Ground Rent Investment

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Property Information

Freehold Retail and Residential Ground Rent Investment

- Vacant ground floor shop
- Includes three bed maisonette above let on long lease
- Change of use potential to ground floor residential (subject to consents)
- VAT free investment
- Nearby occupiers close by include Tesco Express, Betfred, Barclays Bank, Coral and Rowlands Pharmacy
- Prosperous Cheshire market town

Lot

59

Auction

21st September 2023

Vacant Possession

Status

Available

Sector

High Street Retail

Auction Venue

Live Streamed Auction

Location

Miles

16 miles south-west of Wilmslow, 22 miles east of Chester, 27 miles south of Manchester

Roads

A54, A530, A533, M6 (Junction 18)

Rail

Winsford Railway Station

Air

Manchester Airport, Liverpool John Lennon Airport

Situation

Middlewich is a prosperous Cheshire town with a population of over 10,000, lying six miles south-east of Northwich just off Junction 18 of the M8 Motorway. The property is situated in the town centre on the south side of Wheelock Street, close to the junction with Dierdens Terrace. Nearby occupiers close by include Tesco Express, Betfred, Barclays Bank, Coral and Rowlands Pharmacy

Tenure

Freehold.

EPC

See Legal Pack

Description

The property comprises a ground floor shop with a 3 bed maisonette arranged on the first and second floors let on a long lease.

VAT

VAT is not applicable to this lot.

Completion Period

Six Week Completion

DISCLAIMER

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Tenancy & Accommodation

Floor	Use	Floor Areas Approx sq m (1)	Floor Areas Approx sq ft (1)	Tenant	Term	Rent p.a.x.
Ground	Retail/Offices	71.51	(769)	VACANT	-	-
First Second	3 bed maisonette	-	-	AN INDIVIDUAL	125 years from 18/12/2017	Peppercorn
Total Commercial Area		71.51	(769)			

(1) Areas provided by VOA (www.gov.uk/find-business-rates)

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