

**Lot 33, 1&3 Corporation Street, Hyde,
Greater Manchester SK14 1AQ**

For sale by Auction on 15th February 2024 (unless sold or withdrawn prior)



Freehold Vacant Commercial Opportunity and Residential Ground Rent

www.acuitus.co.uk

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Property Information

Freehold Vacant Commercial Opportunity and Residential Ground Rent

- Comprises Ground and Basement commercial premises with residential upper floors (sold off)
- Approximate Commercial Floor Area of 185.54 sq m (1,996 sq ft)
- Prominent frontages onto Corporation Street and Market Street
- Opposite Clarendon Square Shopping Centre
- VAT Free Investment

Lot

33

Auction

15th February 2024

Rent

£100 per Annum Exclusive
plus VACANT POSSESSION of Ground and Basement

Sector

High Street Retail

Status

Available

Auction Venue

Live Streamed Auction

Location

Miles

7 miles south-east of Manchester City Centre, 27 miles west of Sheffield

Roads

A560, M67 (Junction 3)

Rail

Hyde Central Railway Central

Air

Manchester Airport

Situation

The property is located in the heart of the town centre occupying a prominent position on the corner of Corporation Street and Market Street, directly opposite the Clarendon Square Shopping Centre which houses tenants such as Superdrug, Costa Coffee, Vodafone, Greggs and EE.

Tenure

Freehold.

Description

The property comprises a former bank premises arranged over ground and basement floors together with residential accommodation on the first and second floors accessed via the ground floor, which has been sold off on a long lease.

VAT

VAT is not applicable to this lot.

DISCLAIMER

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Tenancy & Accommodation

Floor	Use	Floor Areas Approx sq m	Floor Areas Approx sq ft	Tenant	Term	Rent p.a.x.
Ground Basement	Retail Ancillary	124.00 61.54	(1,334) (662)	VACANT POSSESSION		
Part Ground/First/Second	Residential	-	-	INDIVIDUAL	125 years from 16/10/2006	£100
Total Approximate Commercial Floor Area		185.54	(1,996) (1)			£100

(1) The commercial floor areas stated above are those published by the Valuation Office Agency (www.voa.gov.uk).

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