

Lot 44, Units 1-5 & 7-11 Taylor Court, Carrs Industrial Estate, Haslingden, Lancashire BB4 5LA

For sale by Auction on 25th September 2024 (unless sold or withdrawn prior)



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Property Information

Ground Rent Investment

- Site Area of approx. 0.65 Ha (1.60 Acres)
- The Site contains an attractive multi let industrial terrace
- Located in well established Carrs Industrial Estate

Lot

44

Auction

25th September 2024

Rent

£2,320 per Annum Exclusive

Status

Available

Sector

Ground Rent

Auction Venue

Live Streamed Auction

Location

Miles

6.5 miles south east of Blackburn, 9.5 miles north east of Bolton, 9.5 miles north west of Rochdale

Roads

A56, A682

Rail

Accrington Railway Station, Blackburn Railway Station

Air

Manchester Airport

Situation

The property is located in the well established Carrs Industrial Estate, conveniently positioned adjacent to the A56.

Tenure

Long Leasehold. 125 years from 19th March 1985 at a peppercorn rent per annum.

EPC

Description

The property comprises a site of 0.65 Ha (1.60 Acres) upon which sits an L shaped terrace of industrial units.

VAT

VAT is applicable to this lot.

DISCLAIMER

These particulars are for your convenience only. They do not form part of the contract and should not be relied upon. Please refer to the Acuitus website for the full terms and conditions of sale, details of the auction and any update and changes in guide price.

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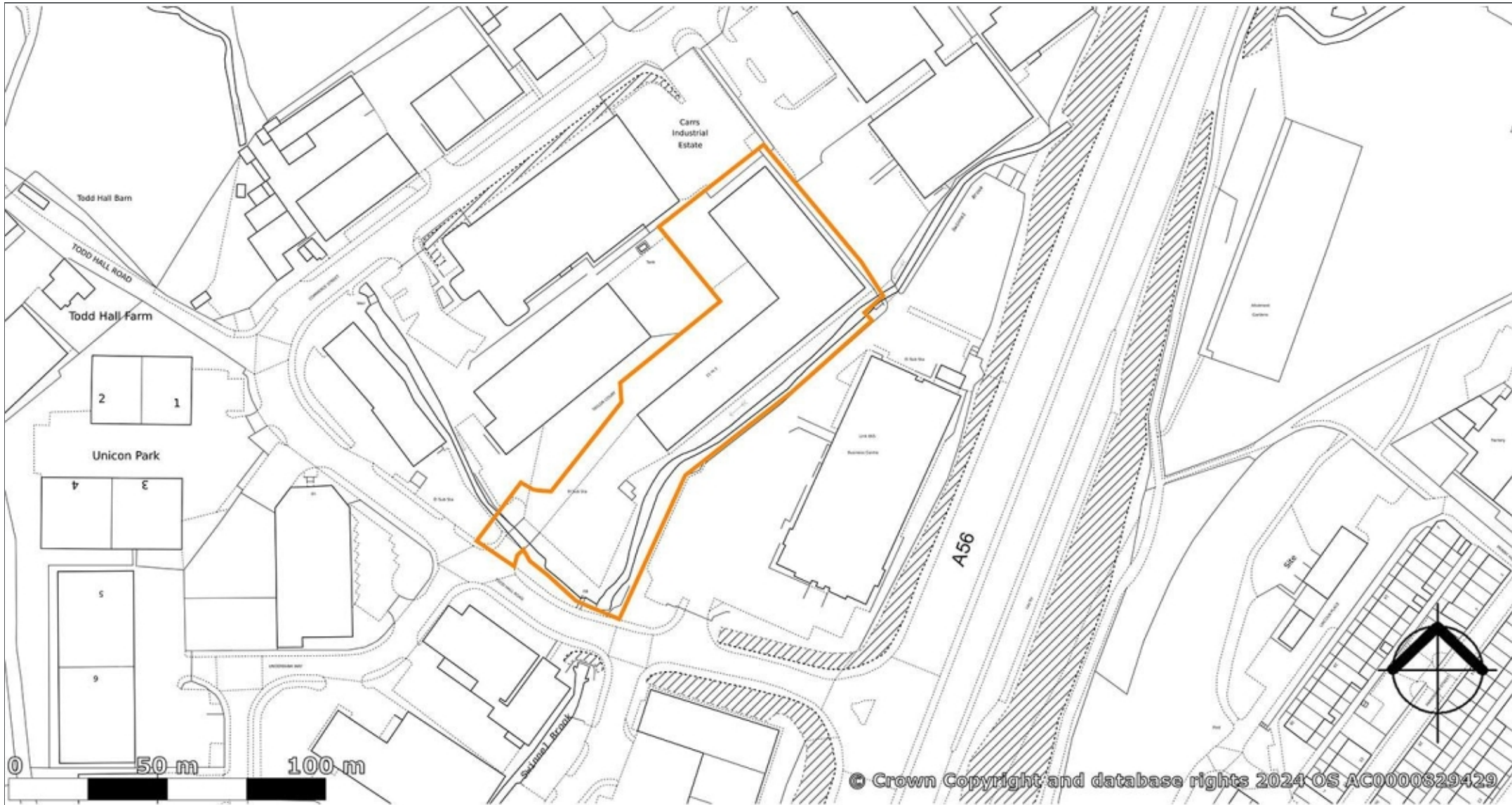
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Tenancy & Accommodation

Unit	Tenant	Term	Rent p.a.x.	Reversion
Unit 1	EXPRESS CNC LIMITED	124 years from 19/03/1985	£250	15/03/2110
Unit 2	EXPRESS CNC LIMITED	124 years from 19/03/1985	£250	15/03/2110
Unit 3	INDIVIDUAL	124 years from 19/03/1985	£10	15/03/2110
Unit 4	SAANRO INTERNATION LIMITED	124 years from 19/03/1985	£10	15/03/2110
Unit 5	HURSTWOOD PROPERTIES (Y) LIMITED	124 years from 19/03/1985	£500	15/03/2110
Unit 7	POWERLINK COMPONENTS LIMITED	124 years from 19/03/1985	£520	15/03/2110
Unit 8	POWERLINK COMPONENTS LIMITED	124 years from 19/03/1985	£520	15/03/2110
Unit 9	FRENITALIA LIMITED	124 years from 19/03/1985	£10	15/03/2110
Unit 10/11	BELFMOOR INVESTMENTS LIMITED	124 years from 19/03/1985	£250	15/03/2110
TOTAL			£2,320	

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2024