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28 Chester Road East, Shotton, Deeside, Clwyd CH5 1QA

GUIDE PRICE **£100,000+***

MIXED USE

Description

A two storey mixed use premises comprising a ground floor retail unit currently let by way of a renewed 5-year lease commencing July 2022 trading as 'Deeside Tackle' producing £6,600 per annum. There is a two bedroom self-contained flat to the first floor currently let by way of an Assured Shorthold Tenancy producing a rental income of £5,400 per annum. The property benefits from double glazing and central heating.

Situated

Fronting Chester Road East in a prominent main road position close to local amenities and transport.

Ground Floor

Shop Main Sales Area, Store Room. Please note Sutton Kersh have not inspected internally

EPF Rating

Commercial C Flat D

Council Tax Band

Flat A

First Floor

Flat Living Room, Separate WC, Shower Room, Kitchen, Two Bedrooms

Outside

Yard to the rear.

