Aigburth Road, Aigburth, L17









For Sale - £250,000

Key Features

- Commercial Property
- EPC Rating: D
- Offered with Vacant Possession
- Freehold Title
- Excellent Development Potential
- Suitable for a Range of Uses (subject to Planning Consent)
- Prime Aigburth L17 Location
- Well Served by Excellent Transport Links
- Mains Gas Supply
- Arranged Over Three Storeys with Additional Basement Level

Further Details

- Tenure: Freehold
- No. of Floors: 4
- Floor Space: 1,918 square feet / 178 square metres
- Rateable Value: £7,800 (relief may apply to rates payable, please check directly with the local authority)
- Local Authority: Liverpool City Council
- Parking: On Street
- Heating/Energy: Gas Central Heating

Description

Brought to the market by Atlas Estate Agents, this substantial freehold property on Aigburth Road, L17, offers an exceptional opportunity for redevelopment. Arranged over four floors, including a basement. Requires major renovation throughout. Offered with vacant possession and no onward chain, the property presents outstanding potential for conversion or alternative commercial use (subject to planning). Situated in a prime Aigburth location, it benefits from excellent transport links and mains gas supply - ideal for investors or developers seeking a project with significant scope.

Planning

Suitable for a variety of uses subject to gaining the necessary planning consent. We are advised that the entire building is currently rated as commercial space.

Tenure

Freehold

VAT

The purchase price is not subject to VAT.

Legal Costs

Each party to be responsible for their own costs.

Business Rates

Local authority reference: 4310L170131191

Viewing

Strictly via appointment through Atlas Estate Agents.

Additional Images


Commercial Ground Floor


Commercial Second Floor


Commercial Second Floor


Commercial Second Floor


Hallway


Bathroom


Commercial Second Floor


Commercial Second Floor


Commercial Third Floor


Commercial Third Floor


Commercial Third Floor


Commercial Third Floor



Cupboard



Outdoor Space



Outdoor Space



Outdoor Space

Floor Plans



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All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers/tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.