



HOLLOWAY
ILIFFE &
MITCHELL

Investment
FOR SALE



106 Fratton Road, Portsmouth, PO1 5BZ

Virtual Freehold Retail Investment

Summary

Tenure	For Sale
Available Size	572.96 sq ft / 53.23 sq m
Price	Offers in excess of £150,000
Business Rates	Upon Enquiry
EPC Rating	B (37)

Key Points

- Freehold Investment
- Tenanted Lease until 2027
- Rental income £14,237 per annum
- Onsite parking
- Central trading position

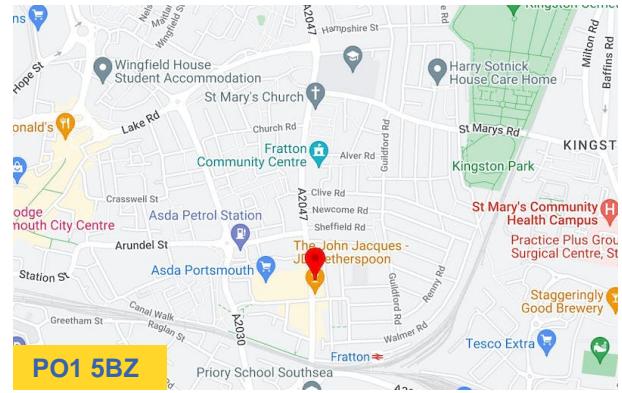
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Description

The property is a mid terrace single storey lock-up shop currently occupied by a hair salon trading as Redz. Internally the building is mostly open plan in the sales area and is fitted with kitchen and toilet facilities, with ancillary storage.

Location

The subject building is situated on the eastern side of Fratton Road opposite The Bridge Centre, which comprises of Asda, Clintons, Iceland to name a few. Fratton Road is easily accessed from the M275 situated some half a mile to the north which links into the M27 motorway network.



Accommodation

The accommodation comprises the following areas:

Name	Sq ft	Sq m	Availability
Unit	572.96	53.23	Under offer
Total	572.96	53.23	

Terms

The property is available to purchase the virtual freehold with the benefit of the current tenancy at a guide price of £150,000. The virtual freehold will be granted for a 999 year lease from completion.



Viewing & Further Information

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