



Freshney Car Centre, Haycroft Avenue, Grimsby, DN31 2PF
Asking Price £70,000

EPC: C

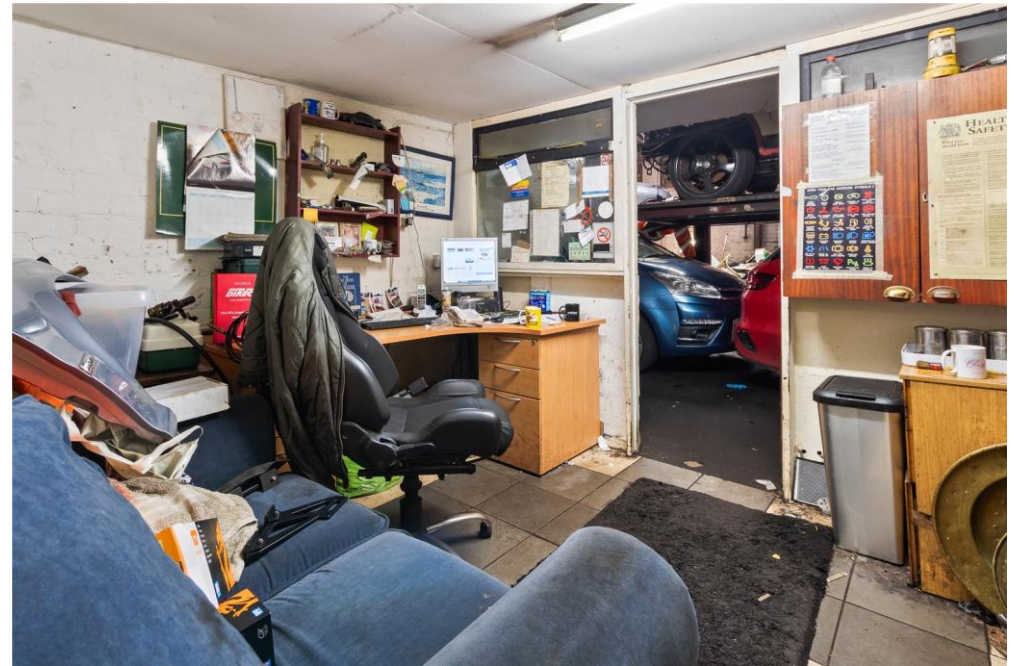
Freshney Car Centre, Haycroft Avenue, Grimsby, DN31 2PF

ATTENTION INVESTORS - A fantastic opportunity has arisen to purchase a vehicle workshop in a well established area of Grimsby less than 1 mile from Grimsby town centre. Currently let to Freshney Car Centre and achieving 400 PCM, this ready made investment would make a fantastic addition to any investors.



Haycroft Avenue, Grimsby, DN31 2PF







Workshop Open plan workshop area approximately 131msq (1410 sqft).

Storage Area

Storage Area 2

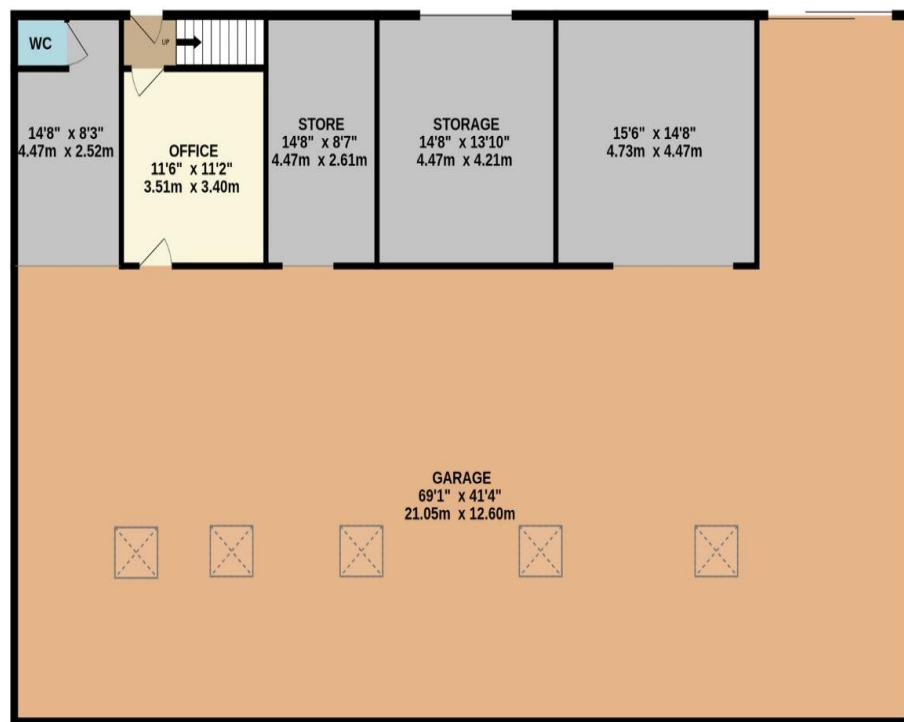
Office

Toilet

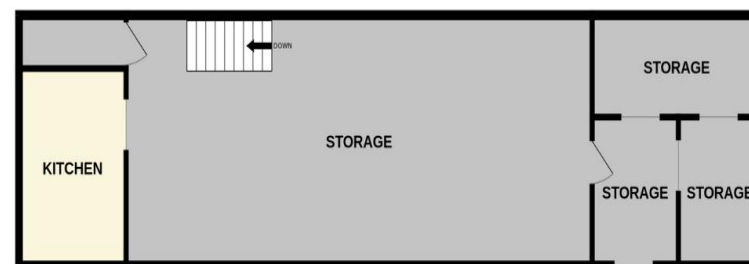
First Floor

Mezzanine First floor mezzanine approximately 84sqm (904 sqft)providing further storage

GROUND FLOOR
2854 sq.ft. (265.2 sq.m.) approx.



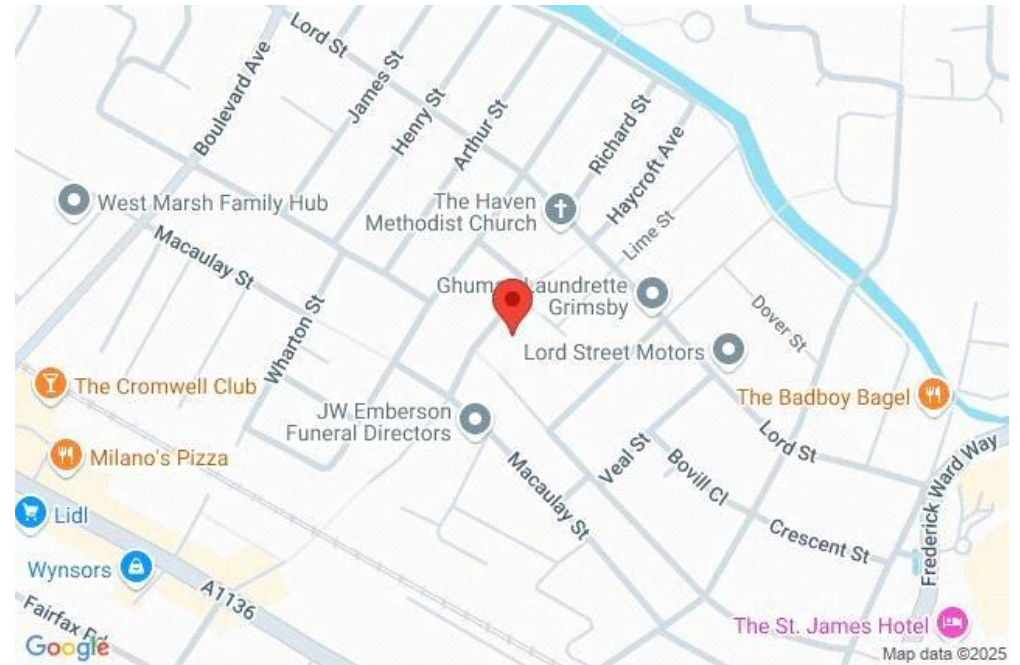
1ST FLOOR
840 sq.ft. (78.0 sq.m.) approx.



TOTAL FLOOR AREA : 3694 sq.ft. (343.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.