



20 Roose Road

Barrow-In-Furness, LA13 9RQ

£25,000



20 Roose Road

Barrow-In-Furness, LA13 9RQ

£25,000



Summary

These are well located, prominent commercial premises fronting the busy Roose Road, one of the principle access roads in and from the town centre.

Show Room

22'11" depth x 38'8" (7.00 depth x 11.8)

With good ceiling height of 3.00m. The show room has deeper and single glazed windows to the front aspect, ceiling tiles, fluorescent lighting and wall power points. Internal borrowed light windows, twin doors to the rear workshop and two secure side doors.

Store

14'9" x 6'6" (4.50 x 2.00)

Fluorescent lighting, two double power points and a part glazed door to the show/display rooms.

Workshop

38'8" x 75'5" (11.8 x 23.00)

With good ceiling height of 7.30m. There are upper wall windows, lighting, electric power, concrete flooring, compressed air points and four UPVC double glazed windows to the side aspect. Five higher level aluminium roller shutter doors for good vehicular access.

Kitchenette

14'9" x 13'9" (4.50 x 4.20)

UPVC double glazed window. The kitchenette has fitted and open work surfaces to the wall with a stainless steel sink unit. There is also fluorescent lighting and electric power points. Inner store of 4.60m with flagged flooring, electric light and power.

Office 1

14'9" x 15'8" (4.50 x 4.80)

With a door and opaque glazed window to the workshop. Fluorescent lighting and power points.

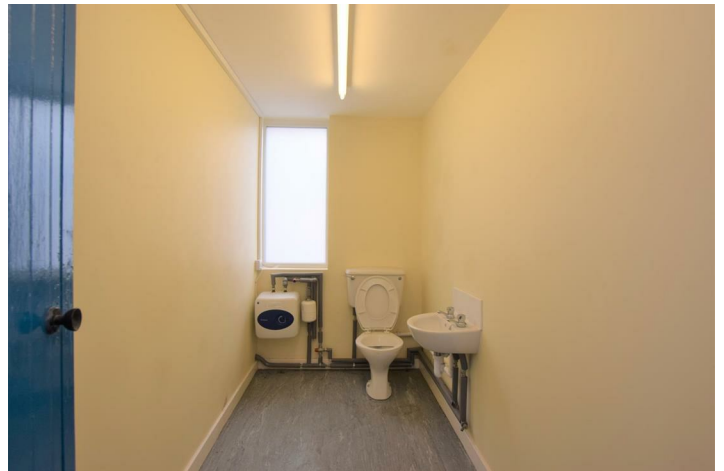
Office 2

15'1" x 10'9" (4.60 x 3.30)

With a window to the workshop, electric light and power. There is a door to a passage with both gents and ladies WC facilities. External UPVC door to the rear.

External

Excellent prominence and vision to the front aspect and Roose Road. There are secure parking areas to each side of the building and good vehicular access to the side with the shutter doors.



Road Map



Hybrid Map



Terrain Map



Floor Plan

Corrie and Co aim to sell your property at the best possible price in the shortest possible time. We have developed a clear marketing strategy to ensure that your property is fully exposed to the local, regional and national market place and we are confident that we can provide a marketing service second to none. Our Sales Team offer:

- Full colour contemporary sales literature with floorplans
- A full programme of local / regional advertising and promotion on the Corrie and Co and Rightmove websites
- 24/7 promotion in our Barrow, Ulverston and Millom offices
- Professional viewing service and prompt feedback
- Experienced, friendly staff
- Eye catching 'For Sale' board

To ensure your move is looked after, we can help you with an Energy Performance Certificate and arrange a free mortgage and finance review. We also provide a competitive No Sale – No Fee conveyancing service with well known and trusted local solicitors. Our valuation and sales advice is impartial, completely free with no obligation.

Unlike many High Street Estate Agency chains, Corrie and Co are wholly independent and can therefore recommend the mortgage and lender that is most suitable for your needs. Our aim is to provide quality advice and expertise at all times so that you can make an informed decision every step of the way.

