



Wolverhampton Road | Walsall | WS3 2EZ

Guide Price £75,000

 **Webbs**
estate agents

Summary

** INVESTMENT OPPORTUNITY ** VIEWING ADVISED ** NO CHAIN **

An opportunity to acquire a rarely available unit with massive potential for extension for additional commercial space or extension/conversion for residential occupancy. Both subject to planning approval.

It currently comprises a two-storey lock-up unit with double access doors onto Clarendon Street, with 2 X storage areas to the side (with dropped kerb access) and a small garden area to the rear. The building will require refurbishment, subject to usage, but offers immense opportunities for the developer or business owner. FOR VIEWING ACCESS CALL Webbs Land & New Homes on 01543 225434!

Key Features

- FREEHOLD BUILDING WITH GARAGE/SIDE STORAGE
- DEVELOPMENT POTENTIAL (STPP)
- 2 STOREY BUILDING
- SIDE STORAGE/LEAN TO
- GARAGE/STORAGE
- REQUIRING REFURBISHMENT
- GREAT POTENTIAL
- NO CHAIN
- CONTACT WEBBS LAND & NEW HOMES

Rooms and Dimensions

PLOT SIZE

TWO STOREY BUILDING

LEAN TO

GARAGE/STORAGE

REAR GARDEN

17'0" x 39'8" (5.2 x 12.1)

PARKING

Agents Note

Identification Checks





Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

