

1A Richmond Terrace, Avonmouth, Bristol, BS11 9EW

Sold @ Auction £174,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 12th FEBRUARY 2025
- VIDEO TOUR NOW ONLINE
- VIEWINGS – REFER TO DETAILS
- LEGAL PACK COMPLETE
- SOLD @ FEBRUARY LIVE ONLINE AUCTION
- FREEHOLD MIXED USE PROPERTY
- FULLY LET | £18,400 PA
- SCOPE FOR RESI CONVERSION OF RETAIL UNIT stc
- 6 WEEK COMPLETION

Hollis Morgan – FEBRUARY LIVE ONLINE AUCTION – A Freehold MIXED USE PROPERTY (1038 Sq Ft) with OFFICE | SELF CONTAINED FLAT producing £18,400 pa | Extra Land to Rear.

1A Richmond Terrace, Avonmouth, Bristol, BS11 9EW

Accommodation

FOR SALE BY LIVE ONLINE AUCTION
*** SOLD @ FEBUARY LIVE ONLINE AUCTION ***

GUIDE PRICE £160,000 +++
SOLD @ £174,000

ADDRESS | 1 Richmond Terrace, Avonmouth, Bristol BS11 9EW

Lot Number 37

The Live Online Auction is on Wednesday 12th February 2025 @ 17:30
Registration Deadline is on Monday 10th February 2025 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can chose to bid by telephone, proxy or via your computer.
Registration is a simple online process – please visit the Hollis Morgan auction website and click “REGISTER TO BID”

THE PROPERTY

A Freehold mixed use corner property with accommodation (1038 Sq Ft) arranged over two floors comprising a ground floor retail unit and a self contained two bedroom flat on the first floor.
Sold subject to existing tenants.

Tenure - Freehold
Council Tax - Band A
EPC - D
Utilities, Rights & Restrictions - Please refer to the Legal Pack
Flood Risk - Please refer to the Legal Pack

THE OPPORTUNITY

MIXED USE INVESTMENT | £18,400 PA

The property is sold subject to the existing tenancies and income

Retail Unit - Commercial tenant on a 3 year lease from 2008 (Now rolling) @ £7,000 pa
Self contained Flat - 12 month AST from July 2024 @ £11,400 pa

Please refer to online legal pack for copies of the leases.

DEVELOPMENT | CONVERSION OF RETAIL TO RESI

The ground floor retail unit and the rear extension has scope for conversion into a second residential unit.

CONVERSION TO HOUSE / HMO

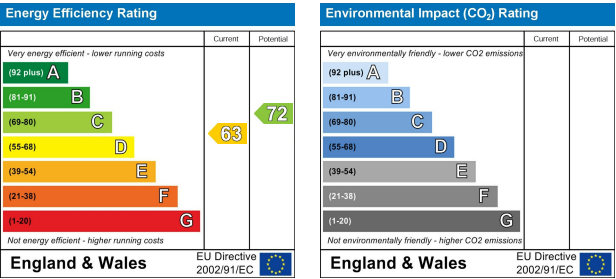
There is potential to convert the property into a single dwelling or HMO style accommodation.

All above subject to gaining the necessary consents.
We understand that no planning of this nature has been recently sought.
Interested parties to make their own investigations

Floor plan



EPC Chart



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Auction Property Details Disclaimer

Hollis Morgan endeavour to make our sales details clear, accurate and reliable in line with the Consumer Protection from Unfair Trading Regulations 2008 but they should not be relied on as statements or representations of fact.

Please refer to our website for further details.