



133 Peasley Cross Lane, St. Helens, WA9 3BP

£299,950



**STAPLETON
DERBY**

This impressive commercial property presents a unique and rare opportunity for those seeking a versatile space. Currently operating as a car garage and car spraying facility, the property boasts a substantial plot with ample space at the front, side, and rear, allowing for various potential uses.

The interior of the building is thoughtfully designed, featuring several internal rooms and offices that provide a functional layout for business operations. Additionally, a large room on the first floor offers further possibilities for expansion or alternative uses, making it an ideal choice for entrepreneurs looking to establish or grow their ventures.

Positioned in a prime location, this property benefits from high visibility, ensuring that your business will be easily noticed by passers-by. Located on one of the main roads in and out of St Helens, plus close to St Helens Hospital, there is a constant flow of potential custom. The well-maintained structure is complemented by secure fencing and a gated perimeter, providing peace of mind for those who value safety and security.

Moreover, the property is conveniently located close to transport links, making it easily accessible for both clients and employees. This combination of features makes it a compelling choice for anyone looking to invest in a commercial space in a thriving area. Whether you are looking to continue its current use or explore new opportunities, this property is sure to meet your needs.

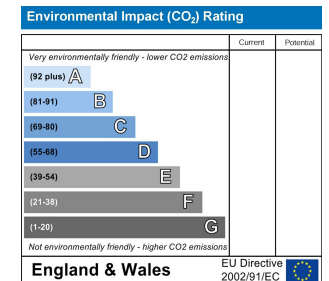
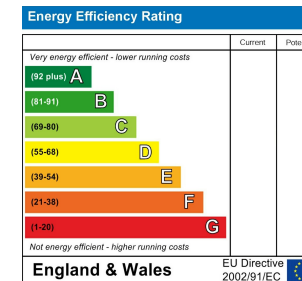
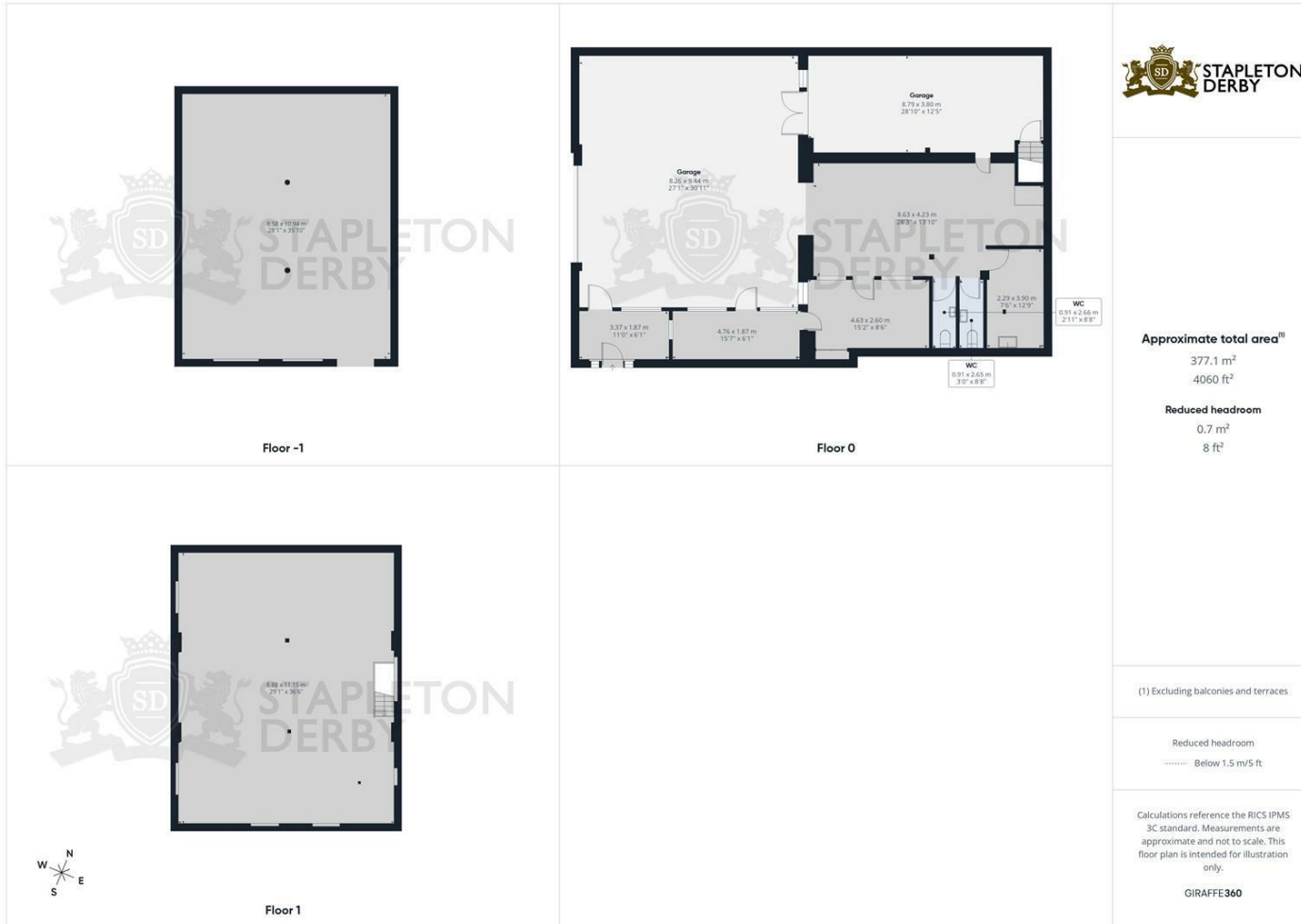








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