

# CorrieandCo

INDEPENDENT SALES & LETTING AGENTS



## 73 Cavendish Street

Barrow-In-Furness, LA14 1QD

Offers In The Region Of £165,000



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# 73 Cavendish Street

Barrow-In-Furness, LA14 1QD

## Offers In The Region Of £165,000



*This town centre property offers a fantastic opportunity, boasting a generously sized ground-floor shop. This three-storey, three-bedroom flat above. With ample space spread across multiple levels, this premises is ideally situated, making it an excellent commercial investment or owner-occupier opportunity. Available with no upper chain. Whether for business use, rental income, or redevelopment, this remarkably spacious and property presents an outstanding prospect in the current market.... Sold as seen with all equipment.*

The location of this property is in the centre of town and close to bus stops and the local train station. The property is vacant and comes with no upper chain. The front of the shop is a great space for customers or a new business, with a large front window allowing in plenty of light. At the back of the shop floor there is a large kitchen area which comes sold as seen with all the equipment. In the kitchen there is two sink areas, preparation area, cookers and lots of storage.

Heading upstairs to the first floor there is a large reception room with ample space with white painted walls and brown laminate flooring. There is a large window at the front of the reception room. On the same floor you have access to the kitchen which has navy blue base cabinets with a wood effect worktop, there is room for a washing machine and fridge freezer. The room has been painted white with laminate flooring. Heading up to the top floor is the main bedroom which is a great size with plenty of space for furniture and storage. The bathroom is opposite the bedroom and comprises of a shower cubicle, WC and pedestal sink. The bathroom has brown laminate flooring and white walls.

This property is vacant, with no upper chain

### Front Of Shop

14'8" x 21'7" (4.49 x 6.59)

### Kitchen

17'5" x 20'10" (5.31 x 6.36)

### Cellar

13'5" x 19'5" (4.09 x 5.94)

### Ground Floor WC

4'7" x 3'10" (1.42 x 1.19)

### First Floor

41'7" x 13'8" (12.70 x 4.17)

### First Floor Second Room

20'11" x 8'7" max 14'2" (6.39 x 2.63 max 4.33)

### Second Floor

13'6" x 9'6" (4.14 x 2.90)

### Second Floor Second Room

13'6" x 8'8" (4.14 x 2.65)

### Second Floor Third Room

13'9" x 3'9" (4.20 x 1.16)

### Second Floor Hallway

13'9" x 3'9" (4.20 x 1.16)

### Shower Room

6'1" x 9'9" (1.87 x 2.98)

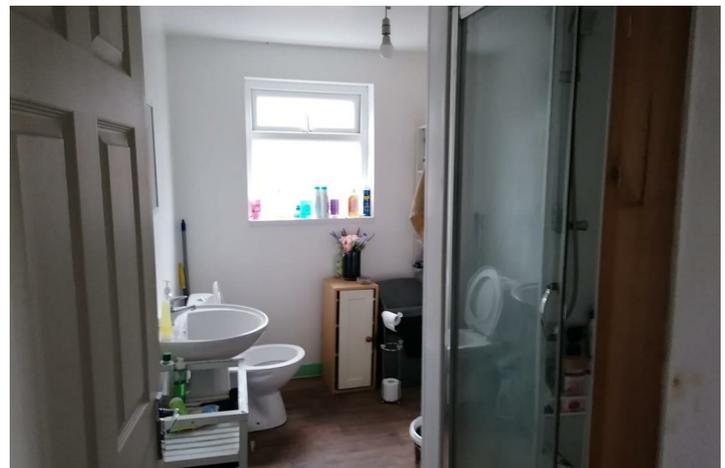
### Second Floor Back Room

17'9" x 14'7" (5.43 x 4.45)



- Shop With Living Accommodation
- Close To Amenities
- Council Tax Band - A

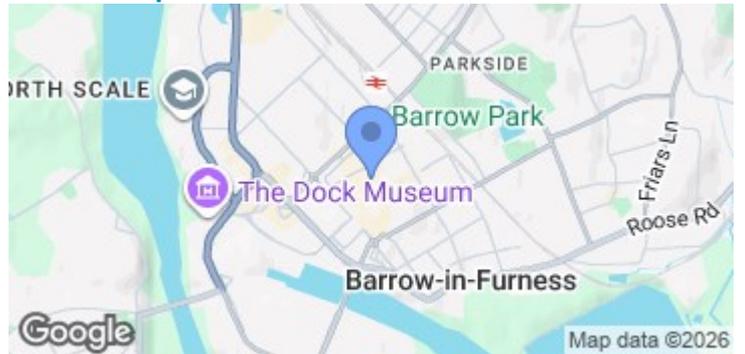
- Town Centre
- Spacious Bedroom
- Sold As Seen With The Equipment



## Road 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, over many years, to ensure your property is exposed to all social media platforms, Rightmove, Zoopla and our own Corrie and Co website.

We also offer:

- Professional Photography
- Full promotion, throughout all our branches
- Experienced, qualified, friendly staff
- Full viewing service with feedback

To ensure your move is stress free, we can help with Mortgage advice. We work alongside local Solicitors, offering competitive conveyancing services.

We are local, family run business who are wholly independent which means we can recommend services to most suit your needs. Our aim is to provide quality advice and expertise at all times, so you can make an informed decision.

