



FOR SALE: 1,437 SQ.FT. DEVELOPMENT OPPORTUNITY

2 x 2 BEDROOM FLATS

The centre of Reddish is a 5 minute walk with Reddish South train station a similar distance. Heaton Chapel is only half a mile away.

9-11 LYNMOUTH AVENUE
REDDISH
STOCKPORT
SK5 7AL



Location:

The property is located on Lynmouth Avenue in Reddish, in a predominantly residential area.

The centre of Reddish is a 5 minute walk with Reddish South train station a similar distance. Heaton Chapel is only half a mile away.

Description:

The property internally is laid out as two separate two bedroom flats with their own separate access from Lynmouth Avenue.

Both flats are in a poor state of repair and will need completely renovating. From inspection, it appears there is gas, electricity and water.

To the rear of the properties, there is a to be a small seating area which can be incorporated into the renovation plans.

Property Details

Accommodation	Ground Floor Flat 714 sq.ft. First Floor Flat 723 sq.ft.
Sale Price	£140,000 subject to contract.
Title	We believe the property is freehold.
Services	Mains services are available to the property comprising electric, gas, water and drainage.
Legal Costs	Each party will be responsible for their own legal costs.

Contact us

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IMPORTANT NOTE:

- i) It should be noted that all prices and rentals quoted within these details are exclusive of Value Added Tax.
- ii) Interested parties are strongly recommended to consider the advice contained in the Royal Institution of Chartered Surveyors' Code for Leasing Business Premises (2020) (including supplemental guide), and are strongly recommended to seek professional advice before signing a lease.

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