

# Garages R/O 87 Ellacombe Church Road Ref

Ref No: 5069

Torquay, Devon, TQ1 1LN



## Block of Garage Units for Sale in Ellacombe

4 Single Garage Units – Available Occupied or with Vacant Possession

Easily Accessible from The Town Centre for Convenience

3 Occupiers on A Month-to-Month Basis – Current Monthly Income of £320

Net Internal Area 15m<sup>2</sup> per garage (161 sq ft)

£58,000Freehold





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#### **LOCATION**

To the rear of 87 Ellacombe Road in Ellacombe. The Garages runs parallel to a quiet single track, ensuring easy loading and unloading without disrupting the main flow of traffic.

Situated in the heart of Ellacombe, this location is easily accessible from major roads and residential areas, making it a convenient choice for both personal and business storage needs. Plus, local amenities in the Town Centre are just a short distance away.

#### **DESCRIPTION**

The Garages are in a block, each with its own Manuel up and over garage door. Currently, divided into four garages, with breeze block walls supporting the roof. There is potential to customize the space, but interested parties are advised to make their own enquiries with the Local Planning Authority, Torbay Council.

The garages are currently let on a month-to-month basis to 3 different parties. The income is £320 per month.

The units can either be sold vacant or occupied depending on the buyer's preference.

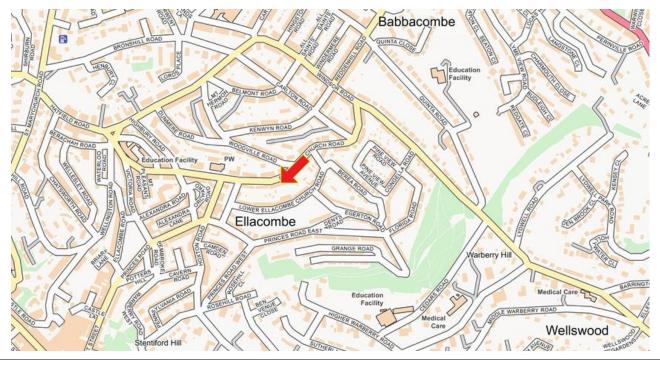
#### **LEGAL COSTS**

Both parties are to bear their own legal costs incurred in any transaction.

#### **EPC - TBC**

#### **VIEWING**

Viewing is highly recommended and can be arranged by prior appointment with the Sole Agents, Bettesworths. Tel. 01803 212021.



www.bettesworths.co.uk 29/30 Fleet Street Torquay Devon TQ1 1 BB



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