

# 112 Torquay Road

Ref No: 4941

Paignton, Devon, TQ3 2AH



## Ground Floor Retail Unit For Sale

Would Suit a Variety of Occupiers - A Great Small Commercial Investment

Net Internal Area Approx: 35m<sup>2</sup> (379 sq ft)

Opportunity to Buy an Affordable and Well Located Unit on Primary Road into Paignton

For Sale with Vacant Possession

£60,000 Freehold

Interested in this property?  
T.01803 21 20 21 [bettesworths.co.uk](http://bettesworths.co.uk)



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## LOCATION

Situated in a parade of independent traders including retailers, service providers and takeaways. The unit is highly visible from the road due to the continuous traffic flow between Torquay and Paignton. Paignton Town Centre and Preston are both approximately a quarter of a mile in each direction.

## DESCRIPTION

The property comprises a ground floor lock up unit and would suit a variety of uses.

The accommodation briefly comprises:-

## NET FRONTAGE

15' 1" (4.6m)

## RETAIL AREA

16' 1" x 15' 9" (4.9m x 4.8m)

22m<sup>2</sup> (236 sq ft) (max)

Leading to:-

## STORE

15' 1" x 9' 6" (4.6m x 2.9m)

13.3m<sup>2</sup> (143 sq ft)

## WC

## TENURE

The property is available For Sale, Freehold with Vacant Possession.

## BUSINESS RATES

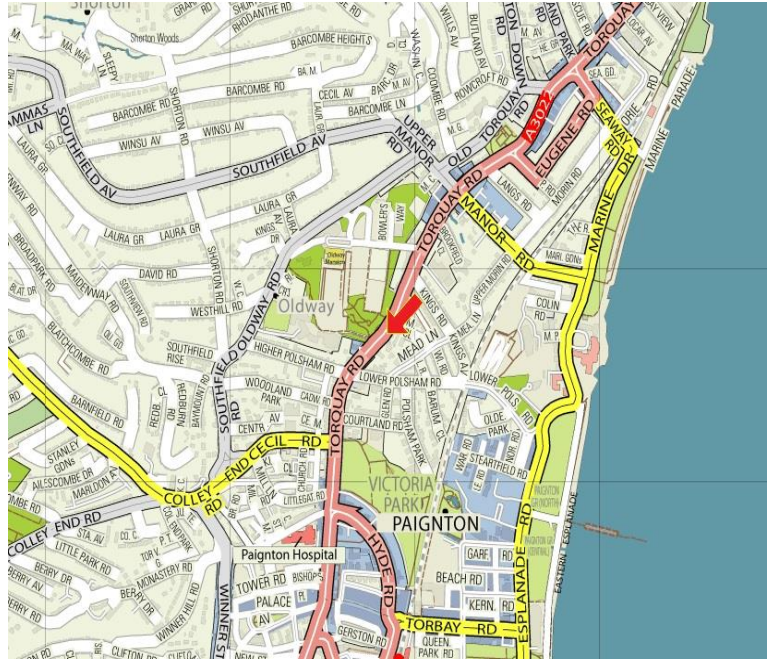
2023 List: £3,250.

**Please note this is not Rates Payable.** Interested parties are advised to contact the Local Billing Authority, Torbay Council. Tel: 01803 207207.

## EPC RATING C

## VIEWING

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



[www.bettsworths.co.uk](http://www.bettsworths.co.uk)  
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TQ1 1BB



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