

FOR SALE



50, WATERS GREEN, MACCLESFIELD

2 storey premises For Sale – in a prominent position. Close proximity to both the railway and the bus stations, surrounded by excellent parking facilities and a short walk to the town centre.

PRICE: OFFERS OVER £125,000

50 Waters Green, Macclesfield, Cheshire, SK11 6JT

Classification - Surgery & Premises (D1).

First Floor living accommodation.

Well located in a prominent position.

The property is currently used as treatment rooms, with consulting rooms on the ground floor, and living accommodation on the 1st floor. Kitchen and bathroom facilities are situated on the ground floor.

Ground Floor – Hallway, through to:

Room 1. Window to front elevation. 12 sq m/132 sq ft

Room 2. 13 sq m/140 sq ft. Staircase to first floor

Bathroom & kitchen to the rear, with access to small yard.

RV £2,075 payable @ £1006 p/a or £500 if eligible for sbr

First Floor

Room 3 - window to front elevation. 18 sq m/195 sq ft

Room 4 – 6.75 sq m/73.5 sq ft

Room 5 – window to rear. 8.3 sq m/90 sq ft

WC.

Council Tax Band A

The property is freehold. All figures quoted are exclusive of but may be liable to VAT

These Particulars do not constitute in whole or part an offer as a Contract. The Statements made in these Particulars are set out as a general outline. Any intending Purchaser must satisfy him/her/itself as to the correctness of each of the statements contained in these Particulars

