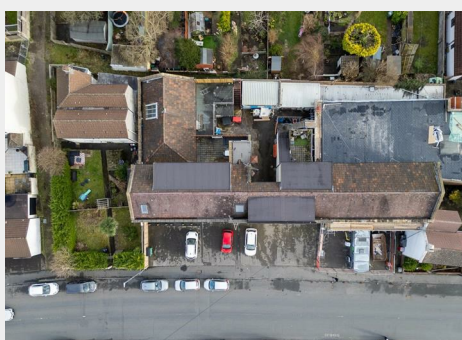


## 99 - 103 Bishopsworth Road, Bishopsworth, Bristol, BS13 7JR

Sold @ Auction £910,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 12TH FEBRUARY 2025
- VIDEO TOUR NOW ONLINE
- VIEWINGS - REFER TO DETAILS
- LEGAL PACK COMPLETE
- SOLD @ FEBRUARY LIVE ONLINE AUCTION
- FREEHOLD MIXED USE BLOCK
- 3 X RETAIL | 5 X 2 BED FLAT
- SCOPE FOR £104,250 pa INCOME
- EXTENDED 8 WEEK COMPLETION

Hollis Morgan – FEBRUARY LIVE ONLINE AUCTION - A Freehold MIXED USE BLOCK comprising 3 RETAIL UNITS and 5 x 2 BED FLATS | Potential INCOME £104,250 pa

# 99 - 103 Bishopsworth Road, Bishopsworth, Bristol, BS13 7JR

## Accommodation

**FOR SALE BY LIVE ONLINE AUCTION**  
\*\*\* SOLD @ FEBRUARY LIVE ONLINE AUCTION \*\*\*

GUIDE PRICE £895,000 +++  
SOLD @ £910,000

ADDRESS | 99, 101 & 103 Bishopsworth Road, Bishopsworth, Bristol BS13 7JR

Lot Number 28

The Live Online Auction is on Wednesday 12th February 2025 @ 17:30  
Registration Deadline is on Monday 10th February 2025 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can chose to bid by telephone, proxy or via your computer.  
Registration is a simple online process – please visit the Hollis Morgan auction website and click “REGISTER TO BID”

### THE PROPERTY

A Freehold mixed use investment property with accommodation arranged over 3 floors comprising 3 retail units and 5 x 2 bedroom flats with parking to the front and archway leading to enclosed yard to rear with garages and outbuildings.  
Sold subject to existing tenancies and businesses not affected.

Tenure - Freehold  
Council Tax - A  
EPC - C  
Utilities, Rights & Restrictions - Please refer to the Legal Pack  
Flood Risk - Please refer to the Legal Pack

### THE OPPORTUNITY

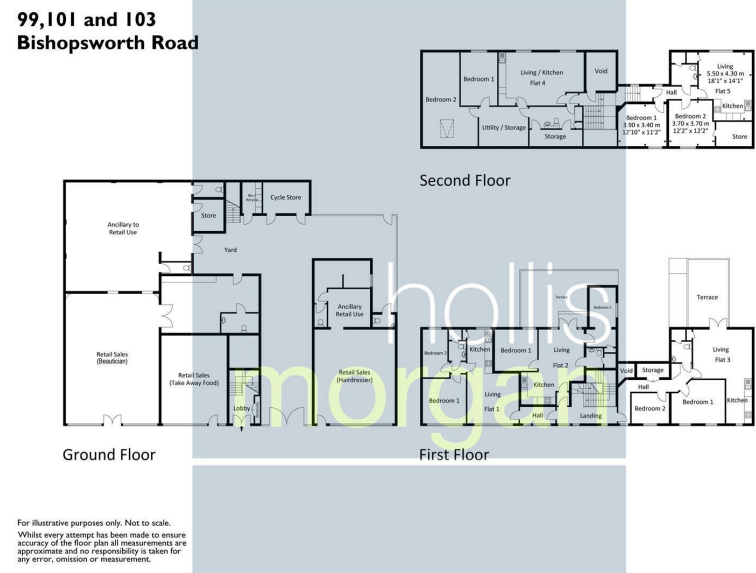
MIXED USE INVESTMENT | £104,250 pa

The property is an excellent high yielding investment capable of producing £104,250 pa ( current income £82,050 pa )  
We understand there is scope to increase the current income - please refer to schedule below.

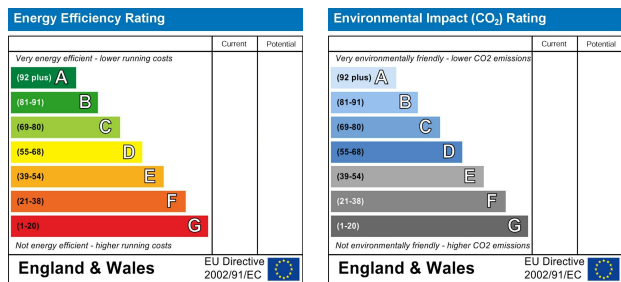
BREAK UP | COSMETIC UPDATING

The flats have been let for many years and would now benefit from some basic cosmetic updating which scope to break up the block for individual resale.

## Floor plan



## EPC Chart



9 Waterloo Street

Clifton

Bristol

BS8 4BT

Tel: 0117 973 6565

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Hollis Morgan Property Limited, registered in England, registered 7275716.  
Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

## Auction Property Details Disclaimer

Hollis Morgan endeavour to make our sales details clear, accurate and reliable in line with the Consumer Protection from Unfair Trading Regulations 2008 but they should not be relied on as statements or representations of fact.

Please refer to our website for further details.