

Flats 1 - 8, Pirie Court Perry Street, St Judes, Bristol, BS5 0SY

Guide Price £865,000



- FREEHOLD
- BLOCK OF FLATS
- 8 X 1 BEDS
- VACANT
- UPDATING
- SMALL COMMERCIAL UNIT

Hollis Morgan – A Freehold BLOCK OF 8 X 1 BED FLATS (3580 Sq Ft) in need of BASIC UPDATING and a small commercial unit.

Flats 1 - 8, Pirie Court Perry Street, St Judes, Bristol, BS5 0SY

Accommodation

THE PROPERTY

ADDRESS | Flats 1 - 8, Pirie Court, Perry Street, St Judes, Bristol BS5 0SY

A Freehold block arranged over 3 floors occupying a prominent position on the corner of Perry Street and Stapleton Road. The accommodation (3580 Sq Ft) comprises 8 x 1 bedroom flats and a small commercial unit. Sold with vacant possession.

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

FREEHOLD BLOCK - INVESTMENT | DEVELOPMENT

The flats have been let for many years and now require basic updating but have strong rental prospects and scope for individual resale. Please refer to independent rental appraisal.

There may be potential to convert the existing commercial unit into an independent residential dwelling or incorporate with flats 1 to create a 2 / 3 bed, Subject to consents.

All flats are currently vacant | Shop lease expires in August 2024

LOCATION

The property is located on the vibrant Old Market end of Stapleton Road within the cosmopolitan suburb of St Judes. Local amenities including convenience stores, mini supermarkets, cafes and restaurants are all within close proximity including Cabot Circus which is short fifteen minute walk away. Bristol City Centre is approximately one mile away.

RENTAL APPRAISAL

What rent can we achieve for you?

The Bristol Residential Letting Co. are confident this property would make a good rental investment if brought to a standard suitable for the professional rental market. Danny Dean of The Bristol Residential Letting Co suggests a rent in the region of;

Flats 1 - 8, Pirie Court - £1000pcm - £1100pcm per 1 bed flat

If you would like to discuss more detail on the potential for rental, you can call me on 07738766640 or email (danny@bristolreslet.com) for a no obligation discussion. I am always happy to advise investors on maximising their investment.

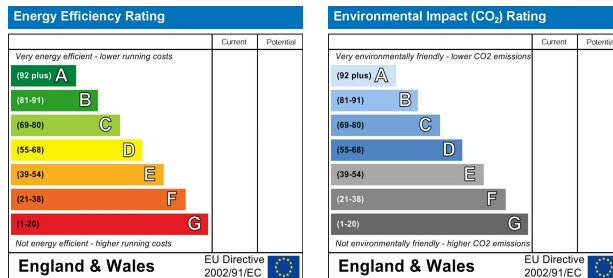
PROPERTY DETAILS DISCLAIMER

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, and they do not constitute any part of an offer or contract. All Hollis Morgan references to planning, tenants, boundaries, potential development, tenure etc is to be superseded by the information contained in the legal pack. It should not be assumed that this property has all the necessary Planning, Building Regulation, or other consents. Any services, appliances and heating system(s) listed have not been checked or tested. Please note

Floor plan



EPC Chart



9 Waterloo Street
Bristol
BS8 4BT
Tel: 0117 973 6565
Email: sales@hollismorgan.co.uk
www.hollismorgan.co.uk

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.