



347 Linthorpe Road

, Middlesbrough, TS5 6AB

Guide price £250,000

**** A PRIME LOCATED MIXED INVESTMENT OPPORTUNITY OFFERING A GROUND FLOOR COMMERCIAL UNIT, AND TWO FURTHER FLOORS EACH OFFERING A SELF CONTAINED APARTMENT. CURRENTLY THE BUILDING IN FULL IS CREATING AN INCOME OF £21,000, OFFERING IMMEDIATE RETURNS FOR ANY PURCHASING INVESTOR ****

Located on one of the most bustling thoroughfares through Middlesbrough Town Centre, Linthorpe Road, this prime mixed-use building offers superb potential for any incoming investor to enjoy immediate returns. Positioned on a parade of shops with a strong footfall, and within 0.5 miles from the University Of Teesside, there is always a strong tenant demand from both residential and commercial tenants. Further information on request. Viewings will only be authorised to parties that are able to prove their financial position and ability to proceed.

Viewing

Please contact our Progression Property Office on 01642 063352 if you wish to arrange a viewing appointment for this property or require further information.



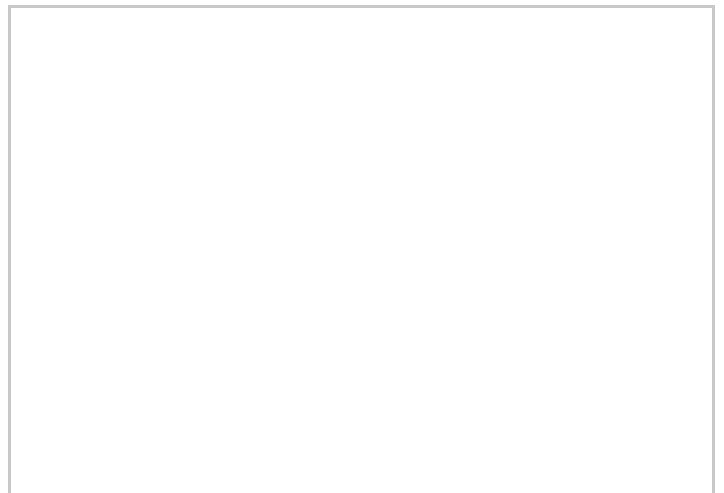
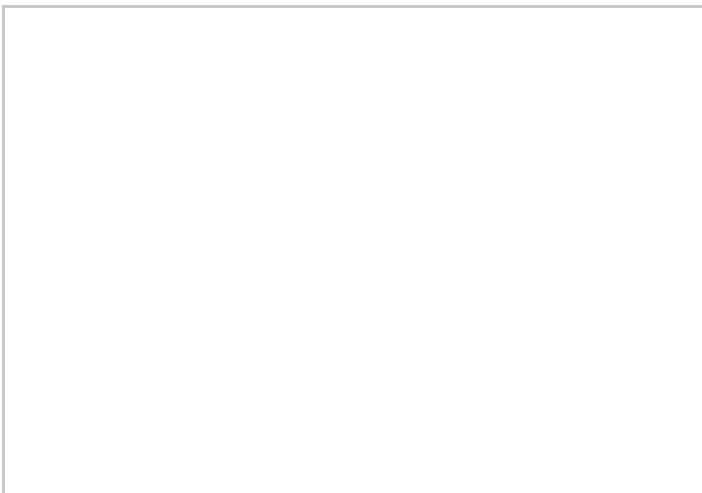
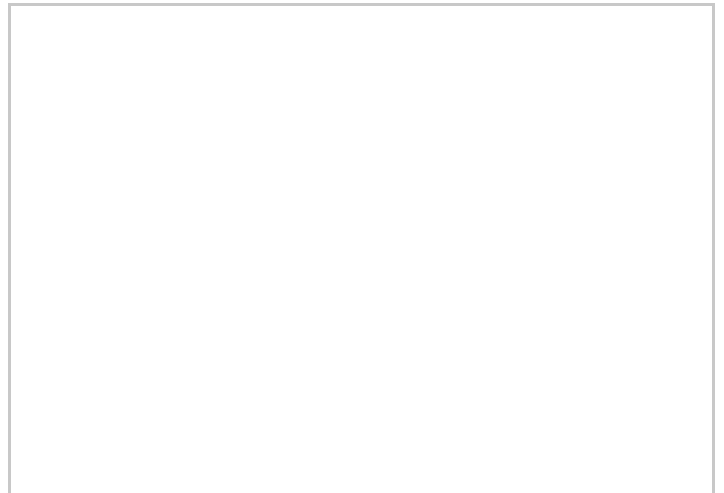
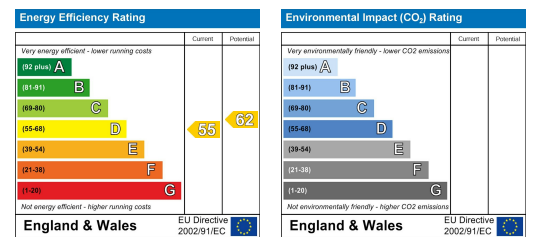
Floor Plan



Area Map



Energy Efficiency Graph



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