



26b King Street

Ulverston, LA12 7DZ

Offers Over £150,000



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Located in the heart of a traditional town centre, this former commercial premises presents an intriguing combination of accommodation with exceptional potential for redevelopment. Offering a rare opportunity, the property is ideal for a range of uses, subject to the necessary planning permissions. Being sold freehold, with the added benefit of early and vacant possession, it represents an excellent investment opportunity for developers or owner-occupiers alike. Its prime location and unique layout make it a compelling prospect for those seeking to breathe new life into a characterful building.

Entry to 26B King Street is available through a timber door located off the ginnel and from Buxton Place. Upon entry, a Ground Floor Hall provides immediate access to the main staircase. Adjacent to the hall is a store room, notable for its original stone walls and sloping concrete floor, offering a good ceiling height of approximately 2.30m.

Ascending the stairs to the First Floor, you arrive at a light-filled store area with a front-facing window. This space features timber floorboards, a generous ceiling height of 2.80m, and fluorescent lighting. A timber door leads into a separate office, while an open-plan timber staircase provides access to the loft room above.

The Loft Room is a striking space, boasting a vaulted ceiling and two double-glazed Velux windows that flood the room with natural light. Timber floorboards run throughout, and an integral office area is thoughtfully incorporated within the room.

A separate entrance is also accessible directly from Buxton Place via a secure, painted timber door. This leads into an inner passage, which includes a connection for water and drainage services. From here, you reach a second store/shippon with a traditional character—featuring a ceiling height of 2.30m, original flagged stone flooring, and a distinctive built-in circular laundry boiler adding a unique heritage element to the property.

Store Room

15'8" x 14'1" (4.80 x 4.30)

First Floor

Store

20'4" x 14'5" (6.20 x 4.40)

Office

10'9" x 9'2" (3.30 x 2.80)

Loft Room

10'9" x 9'2" (3.30 x 2.80)

Inner Passage

of 17'8" (of 5.40)

Store/Shippon

9'6" x 10'5" (2.90 x 3.20)



- Former Commercial Premises -
- Vacant Possession
- EPC - C

- Ideal For Development - Subject to Planning
- Excellent Investment Opportunity



Road Map



Terrain Map



Floor Plan

Corrie and Co aim to sell your property, at the best possible price, in the shortest possible time. We have developed a clear marketing strategy, over many years, to ensure your property is exposed to all social media platforms, Rightmove, Zoopla and our own Corrie and Co website.

- We also offer:
- Professional Photography
 - Full promotion, throughout all our branches
 - Experienced, qualified, friendly staff
 - Full viewing service with feedback

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