

Duffin's

— Estate Agents —



Preston Old Road, Blackburn, BB2 5LP

£190,000

INVESTMENT INVESTMENT INVESTMENT!!! Duffin's Estate Agents are delighted to bring to the sales market this mixed commercial/residential investment property which has a monthly income of £1670.00. The property is situated in the popular area of Cherry Tree within a parade of shops across the road from Sainsburys, close to all local amenities, motorway connections and the railway station.

Commercial Shop

This currently operates as a Paint Shop on a Full Repairing Lease

Ground Floor Flat

This is situated around the back of the premises and comprises of an open plan kitchen lounge, bedroom with fitted wardrobe and dresser, fully fitted kitchen and three piece bathroom.

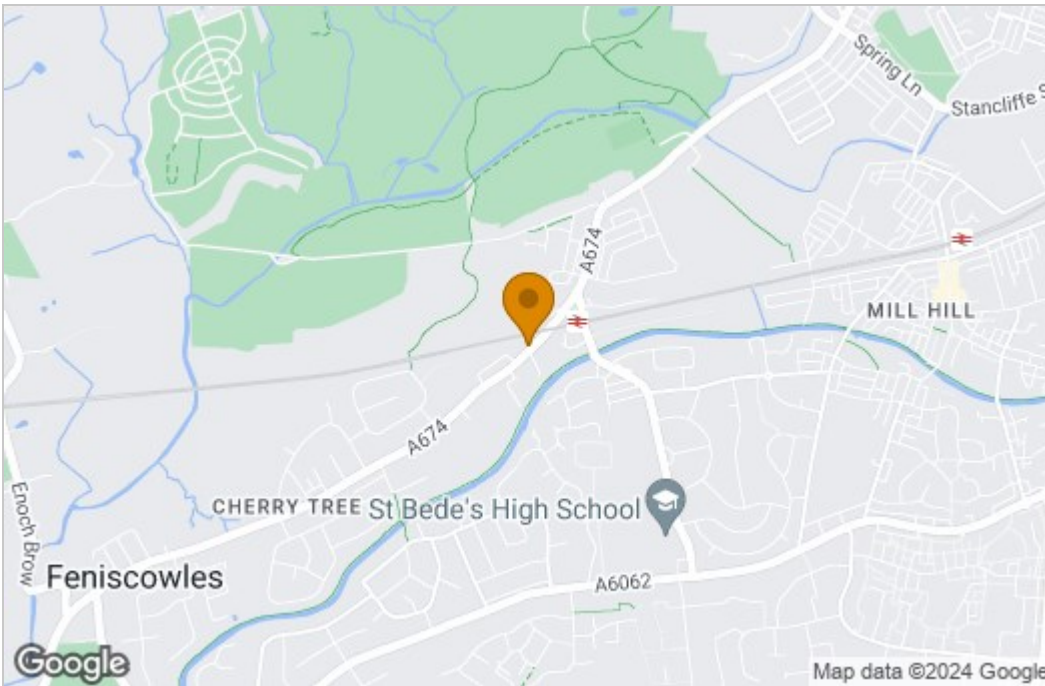
First Floor Flat

This is situated above the commercial shop and comprises of an open plan kitchen lounge, bedroom with fitted wardrobe, fully fitted kitchen and three piece bathroom.

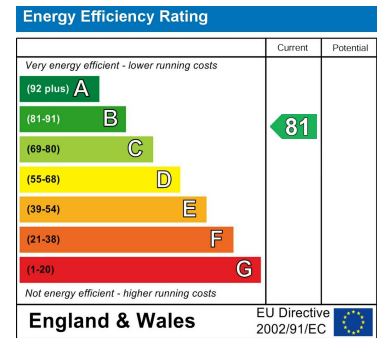
This is the perfect property investment for anyone looking to buy mixed residential/commercial premises with a good rental yield.

Floor Plan

Area Map



Energy Efficiency Graph



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