



142 BOLTON ROAD
DARWEN, BB3 1BZ

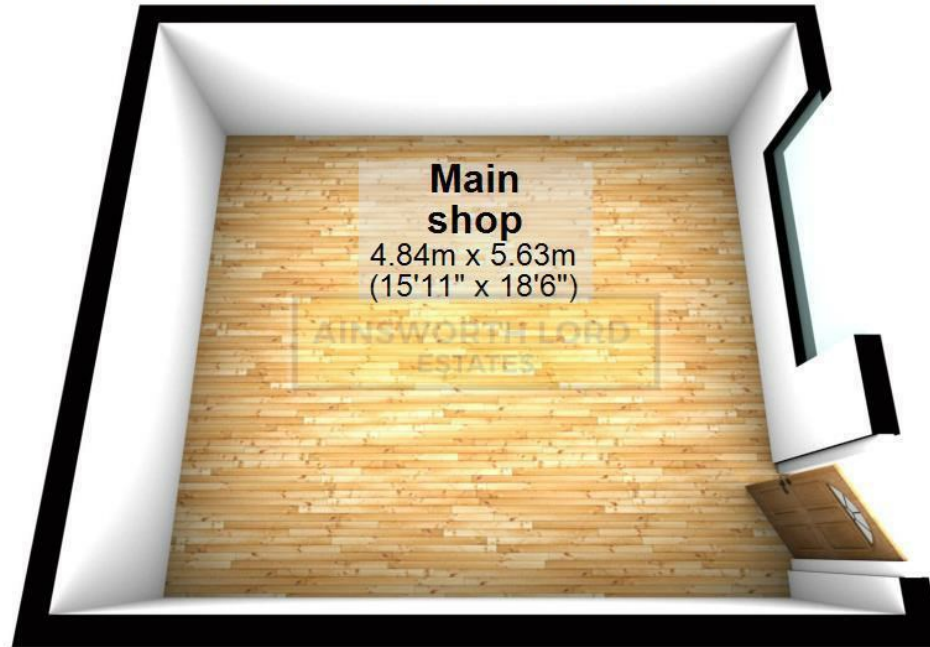
£150,000
FREEHOLD

ATTENTION LANDLORDS! **LARGE COMMERCIAL UNIT WITH 2 APARTMENTS AND 1 SHOP**
RUNNING INVESTMENT OPPORTUNITY**SCOPE TO INCREASE THE YIELD AND
RETURN**TENANTED PROPERTY**ALL COMPLIANCE AND SAFETY CERTIFICATES IN
PLACE***

AINSWORTH LORD
ESTATES

Ground Floor

Approx. 27.3 sq. metres (293.4 sq. feet)



Total area: approx. 27.3 sq. metres (293.4 sq. feet)

For illustrative purpose only
Plan produced using PlanUp.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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