



83 Mill Lane, Ryhill, Wakefield, WF4 2AB

A fantastic opportunity to purchase this building that was previously used as a well regarded Barbers shop in Ryhill with the potential the upstairs into a self contained 1 bedroomed apartment.

The premises sits prominently on Mill Lane amongst other businesses.

The property briefly comprises of the front area with a separate toilet, sink and cupboard area and access to the basement.

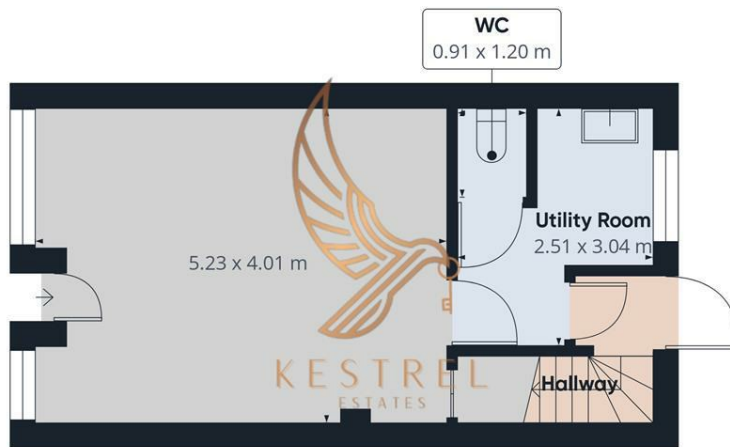
Upstairs there is a kitchen, bedroom and en suite bathroom with WC, sink and shower,

Externally there is 1 parking space to the rear.

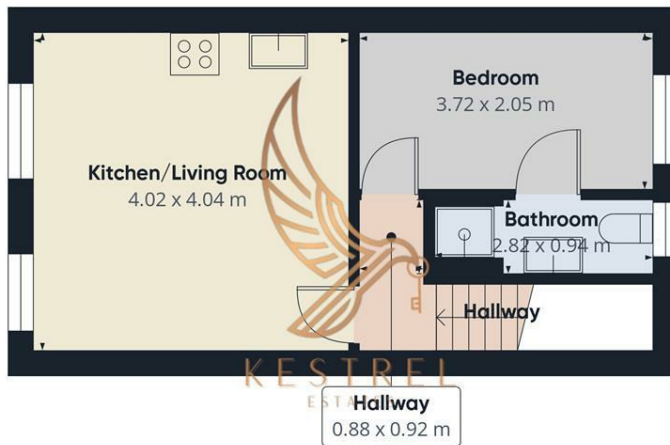
There is so much potential with the property, get in touch now to arrange your viewing,

- Commercial Shop Space
- Kitchen/Living & Bedroom with En Suite
- Great Location
- Well Established Barbers for over 20 years
- So Much Potential
- Parking to the Rear
- NO CHAIN

£100,000



Floor 0



Floor 1



Approximate total area[®]
59.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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