CR REAL ESTATE
ESTATE AGENCY : REDEFINED



Gillingham Road, Gillingham ME7 4RR

Auction Guide £320,000

Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £320,000.

An excellent opportunity to acquire a mixed-use investment property comprising a ground-floor commercial unit, currently vacant, together with two one-bedroom flats situated above.

The two residential flats are currently let, generating a combined rental income of £14,052 per annum, providing an established income stream for the new owner.

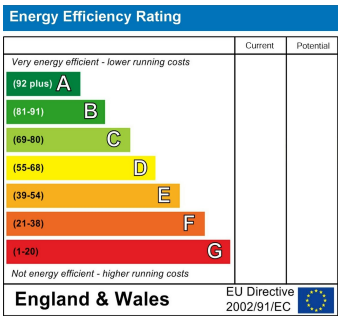
The ground-floor commercial unit offers potential for an owner-occupier or investor to secure a new tenant, creating an opportunity to generate additional rental income and enhance the overall investment return. There may also be scope to increase the commercial rental income upon the granting or renewal of a lease, subject to market conditions and agreed terms.

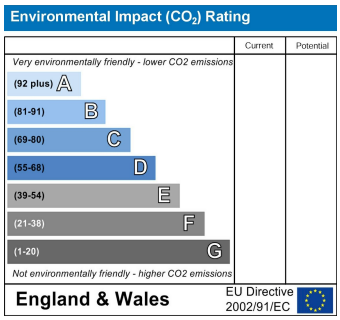
This property presents an attractive opportunity for investors seeking a mixed-use asset with existing residential income and the potential to increase future returns through the letting of the commercial premises.

















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ClientMoney Protect
The Property Ombudsman
DPS Deposit Protection Service