



Greasby Road, Greasby, Wirral CH49 3NG

welcome to

Greasby Road, Greasby Wirral

This is a great opportunity to purchase a commercial premises, suitable for other use, subject to approvals, within Greasby Village.

Definitely to be viewed before you make a judgement as this property offers you flexible accommodation spaces and an enviable position.



Property Description

The premises is located opposite the local Sainsbury's and adjacent to the village shop area. It is set in its own ploy with multiple parking spaces.

The building offers an entrance hall with three working room areas to the ground floor, a clinic area to the rear. Stairs lead to a loft room on the first floor.

Viewing is by appointment only and we would encourage early viewing.

Room 1 Front

13' 10" x 9' 10" (4.22m x 3.00m)

Room 2 Front

12' 4" x 8' 2" (3.76m x 2.49m)

Room 3 Rear

13' 10" x 6' 7" (4.22m x 2.01m)

Kitchen Area

10' x 9' 5" (3.05m x 2.87m)

Room 4 Rear

9' 9" x 6' 1" (2.97m x 1.85m)



view this property online [jonesandchapman.co.uk/Property/GRE106250](https://www.jonesandchapman.co.uk/Property/GRE106250)



welcome to

Greasby Road, Greasby Wirral

- Excellent Opportunity within Greasby Village Shop Area
- Multi-Use Proposition, currently with commercial use
- Offers Potential for change of use, subject to correct approvals
- Four room areas, one in the loft
- Clinic Area

Tenure: Freehold EPC Rating: B



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.floorplans.com

offers in the region of
£265,000



Please note the marker reflects the postcode not the actual property

view this property online [jonesandchapman.co.uk/Property/GRE106250](https://www.jonesandchapman.co.uk/Property/GRE106250)



Property Ref:
GRE106250 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

jones & chapman



0151 677 9473



Greasby@jonesandchapman.co.uk



142 Greasby Road, Greasby, Merseyside, CH49 3NQ



[jonesandchapman.co.uk](https://www.jonesandchapman.co.uk)