

FOR SALE – Offers in the Region of £35,000

**Garages, Blackett Street,
Bishop Auckland, Co Durham, DL14 7TD**

Detached Garage / Store – 811sq.ft.

CARVER
COMMERCIAL
CHARTERED SURVEYORS
& PROPERTY CONSULTANTS



SITUATION/LOCATION

Blackett Street is a predominantly residential street perpendicular with Newgate Street on the periphery of the town centre. The property lies adjacent to Asda and also wider commercial occupiers via Bob Hardisty Drive including Morrisons, Halford and Barclays. Bishop Auckland is a popular Market Town presently undergoing considerable regeneration around the Castle/ Market Place through the Auckland Trust. Bishop Auckland lies approximately 11 miles south of Durham, 12 miles north of Darlington and 14 miles east of Barnard Castle with convenient transport links across the region

DESCRIPTION

Detached single storey storage unit of traditional brick construction held beneath a dual pitched and slate tile covered roof.

The property is in basic condition with no services and is sub-divided to provide three separate units with steel door access from Blackett Street. The property is available with vacant possession.

TENURE

Freehold

ACCOMMODATION

Unit 1	14.01sq.m.	151sq.ft.
Unit 2	14.01sq.m.	151sq.ft.
Unit 3	36.2sq.m.	390sq.ft.
Mezz	11.03sq.m.	119sq.ft.
Gross Internal Area	75.25sq.m.	811sq.ft.

*Agents Note: Units 1&2 were not accessible at the time of inspection. Measurements have been estimated from gross external measurements taken on site. Interested parties should rely on their own enquiries in this regard.

RATEABLE VALUE

Interested parties should make their own enquiries with the Local Rating Authority

VAT

We are advised by our client that VAT is not applicable to the purchase price.

VIEWING

Strictly by appointment only through agents.

ENERGY PERFORMANCE ASSET RATING

C-68



18 St Cuthberts Way, Darlington,
County Durham, DL1 1GB
Telephone: 01325 466 945
enquiries@carvercommercial.com

IMPORTANT NOTICE: whilst every reasonable effort has been made by Carver Commercial to ensure accuracy, interested parties are strongly advised to take appropriate steps to verify by independent inspection or enquiry all information for themselves and to take appropriate professional advice. (i) No description or information given about the property or its value, whether written or verbal or whether or not in these particulars ('information') may be relied upon as a statement of representation or fact. The Agent nor its employees have any authority to make any representation and accordingly any information given is entirely without responsibility on the part of the Agent or the seller/lessor. (ii) Any photographs show only certain parts of the property at the same time they were taken. Any areas, measurements or distances given are approximate only. (iii) Any reference to alterations to, or use of any part of the property is not a statement that any necessary planning, building regulations or other consent has been obtained. These matters must be verified by any intending buyer/lessee. (iv) Any buyer/lessee must satisfy himself by inspection or otherwise as to the correctness of any information given. (v) VAT is applicable unless expressly stated otherwise.

CARVER
COMMERCIAL
CHARTERED SURVEYORS
& PROPERTY CONSULTANTS