

Retail
Development
Industrial
Investment
Office



31 Victoria Street, Douglas
Isle of Man, IM2 1SE

Phone: 01624 625100

Email: commercial@chrystals.co.im

FOR SALE INDUSTRIAL/DEVELOPMENT SITE

Industrial units, Summerhill Quarry,
Douglas, Isle of Man, IM2 4PF
Asking price: £2,995,000



- 1.33 acre site
- 13 units
- Growth potential
- Units are in good condition and site is well maintained

Description

A unique opportunity to purchase a 1.33 acre industrial site situated in Douglas.

The site comprises of 13 units, communal WC's and a container unit. Units range from 40 sq ft up to 7,067 sq ft. Total 21,232 sq ft. Most of the units are used for storage purposes. The units are in good condition and the site is well maintained.

Tenants are on licences and rent being achieved is £60,000 per annum. Rents are low as the owners purchased the site for storage purposes and it was an added benefit to rent out of the spaces and units. The site has growth potential. Based on £8 per sq ft it has potential to achieve £169,856 p.a.

Accommodation

13 units totalling 21,232 sq ft.
One container unit
Communal toilet block

Lease terms

One month rollover licences

Rental income

£60,000 per annum.

Units have potential for growth.

Services

Mains water, electricity and drainage are connected.

Possession

On completion of legal formalities.

Legal Costs

Each party to pay their own legal costs.

Viewing

Strictly by prior appointment through the Agents, Chrystals Commercial.



Notice is hereby given that these particulars, although believed to be correct do not form part of an offer or a contract. Neither the Vendor nor Chrystals, nor any person in their employment, makes or has the authority to make any representation or warranty in relation to the property. The Agents whilst endeavouring to ensure complete accuracy, cannot accept liability for any error or errors in the particulars stated, and a prospective purchaser should rely upon his or her own enquiries and inspection. All Statements contained in these particulars as to this property are made without responsibility on the part of Chrystals or the vendors or lessors. The company do not hold themselves responsible for any expense which may be incurred in visiting the same should it prove unsuitable or to have been let, sold or withdrawn. Unless otherwise stated all prices and rates are quoted exclusive of Value Added Tax (VAT). Any intending purchaser or lessee must satisfy themselves as to the incidents of VAT concerning any transaction.