

Retail  
Development  
Industrial  
Investment  
Office



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## FOR SALE MIXED USE INVESTMENT

12 Malew Street, Castletown,  
Isle of Man, IM9 1AB

Asking price: £325,000



- Situated on the main high street
- Former dental practice
- Potential for the upper floors to be converted to residential, subject to planning consents
- Reception, office, 2 treatment rooms, 2 preparation areas, x-ray room, WC, kitchen and rear yard/garden. storage area and kitchen
- Both units are self-contained and have their own entrances

### Description

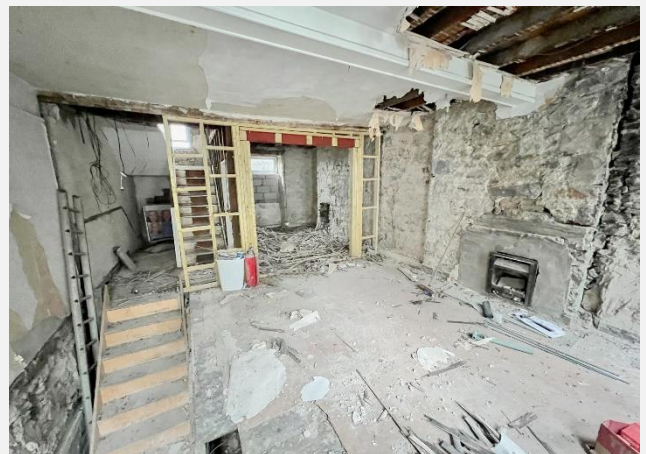
An opportunity has arisen to acquire a good sized mixed use freehold property comprising of a former dental practice and potential for the upper floors to be converted into residential, subject to planning consents.

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Ground floor former dental practice comprises of reception, office, 2 treatment rooms, 2 preparation areas, x-ray room, WC, kitchen and rear yard/garden. storage area and kitchen totalling 738 sq ft sq ft.

Set over a further 3 floors, the upper floors have been fully stripped to the walls and all fixtures removed. Potential to be converted to residential, subject to planning consents.

Small yard and garden at the rear of the property. Both units are self-contained and have their own entrances. Serviced by gas.



## Location

Travelling towards the centre of Castletown from the direction of the airport, cross the harbour bridge, continue straight ahead and turn right at the top into Malew Street. The property is found on your right hand side.

## Services

All mains services are connected.

## Possession

Vacant on possession.

## Viewing

Viewing strictly by appointment through the Sole Agents, **Chrystals Commercial**.

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