



FOR SALE/TO LET

Ground floor shop
267 Avonmouth Road
Avonmouth
Bristol BS11 9EN

Established hairdressing
salon (or any other A1 user)
Approx net area 510 sq ft (47.39m²)

Shop area	Zone A	332 sq ft (30.84m ²)
Shop area	Zone B	127 sq ft (11.8m ²)
Kitchen		51 sq ft (4.75m ²)
WC & Yard area with store (in need of refurbishment)		

Freehold for sale subject to peppercorn
income from long leases above

£39,950

or £300 per month on flexible terms

Rateable value: £7,400

These summary particulars are in draft form only and are subject to landlord's approval and are issued subject to the full particulars together with conditions attached to them which are available upon request.

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