



Marthus Court,
Liskeard,
PL14 4EY
£65,000



Trowbridge's
ESTATE & LETTINGS





MAIN RETAIL AREA

26' x 13' (7.92m x 3.96m) The property can be approached via a front door with glazed panel windows and further full length matching glazed windows offers access to the retail front area. Cupboard offers access to the electric meter and fuse box, wall-mounted night storage heater, further night storage heater to the rear wall, pedestal wash hand basin with mixer tap and wall-mounted Triton water heater, ceiling-mounted concealed lighting, ceiling-mounted downlights

REAR HALL

From the main retail area, there is direct access to the rear hall with further wall-mounted fuse box



KITCHEN

6' x 5' (1.83m x 1.52m) From the rear hall, door offers access to the kitchen. Single bowl, single drainer stainless steel sink unit with mixer, wall-mounted Triton water heater, cupboard space under, splashback tiles, ceiling-mounted strip light

CLOAKROOM

5' x 4' (1.52m x 1.22m) From the rear hall, door offers access to the cloakroom. Low-level WC, wash hand basin, ceiling-mounted light point and extractor fan



STORAGE ROOM

15' x 5' 10" (4.57m x 1.78m) From the main retail area, door offers access to the storage area. Ceiling-mounted light point and access to several electric meters, fuse boxes and water taps

The property is currently used as a tattoo shop and the agent has noticed that one of the retail units has been converted into a one-bedroom flat which may of interest to any potential purchaser, however, the agent cannot confirm if this would fall in line with Cornwall Council and would need to be investigated further by the potential buyer

VIEWINGS ARE HIGHLY RECOMMENDED

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