

LOT  
**9**

60–62 Market Street, Shaw,  
Oldham OL2 8NH

**Guide Price: £525,000\***

**Freehold commercial investment let to  
Tesco plc**



The property is a two storey building with a flat roof, that is currently let to Tesco and trades as a Tesco Express. We understand that the passing rent is £29,500 and there are approximately 5 years remaining. Notice has been served following the latest rent review in the order of £40,000 per annum and this rent review will be assigned to the purchaser. The property has air-conditioning and occupies a corner plot. The property forms part of a popular trading area that includes well known and local traders. The likes of Greggs, Barclays Bank and Iceland are all nearby. The centre is well served by car parks. This property offers an ideal investment opportunity and will no doubt be of interest to property investors seeking a sound commercial rental opportunity.

#### **ACCOMMODATION**

Sales area 3024sf  
First Floor Offices/Staff Area 645 sf  
First Floor Storage Area 581 sf  
TOTAL 4,251sf

#### **TENURE**

Freehold

#### **LOCAL AUTHORITY & TAX RATING**

Oldham Council 0161 770 4730  
Rateable Value £31,500

#### **VIEWING TIMES**

There will be no viewing sessions although interested parties can enter the ground floor area during normal Tesco opening hours.

STARTING BID

FINAL BID

NOTES

SOLD  UNSOLD  SOLD PRIOR  WITHDRAWN