

FOR SALE

**PROPERTY WITH
DEVELOPMENT
POTENTIAL**

**BLACKBURN
WITH DARWEN**

whozoo.

548 Preston Old Road, Blackburn, Lancashire BB2 5NL

Price **£795,000**



Property Type

COMMERCIAL INVESTMENT



Size

5,715 FT²



Tenure

FREEHOLD



Borough

BLACKBURN WITH DARWEN



Planning Granted

10/17/1496



Existing Use

CLASSES C2 & E

Tenanted



Yes

Local Train Stations



Mill Hill Rail Station (1.8 miles)
Blackburn Rail Station (1.8 miles)
Cherry Tree Rail Station (1.9 miles)

Local Amenities



Cherry Tree Library (0.1 miles)
The Arches Café (0.2 miles)
Sainsbury's Local (0.3 miles)

VAT Applicable



No

Rateable Value



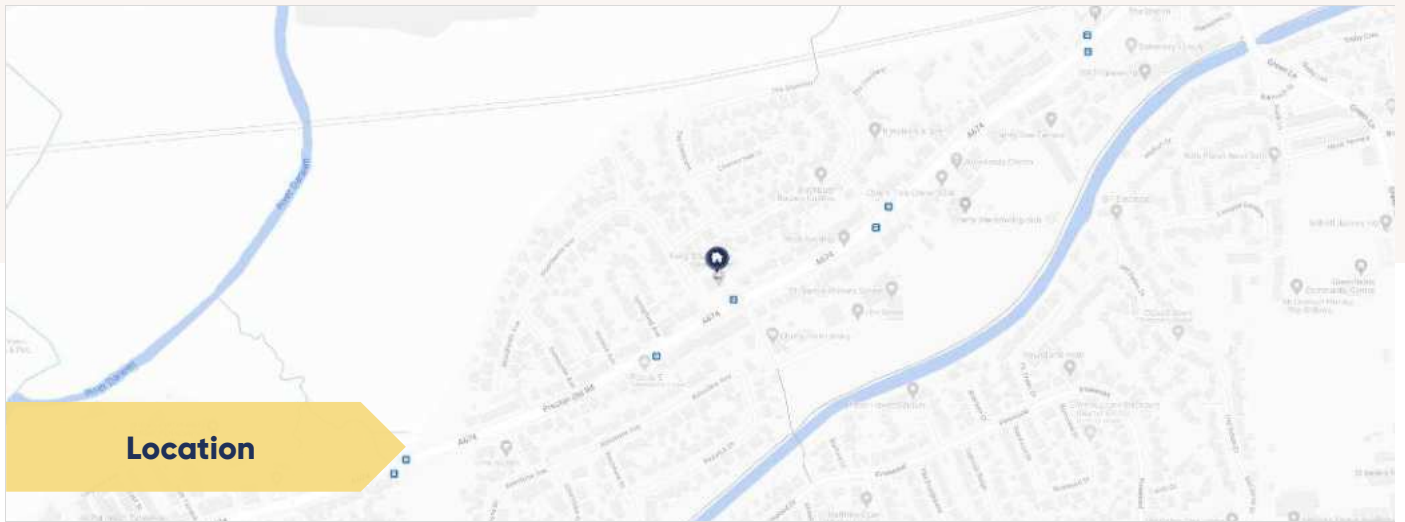
N/A

EPC



B

Location



Additional Information

A Grade II listed property set within its own self contained grounds, currently trading as retirement and assisted living facility. The property has undergone significant renovation by the current owner, including internal refurbishment and an extension to the rear to allow for more dining / living space. The property benefits from full planning permission for detached (part built) extension requiring completion, which will provide a further 5 large, single en-suite rooms. 14 rooms currently occupied. Fees between £710-800 per week.



Zak Khan
Property Consultant

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whozoo.
Commercial Property, Expertly Done



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