

VICTORY HOUSE ANDOVER ROAD

Whitchurch RG28 7RL

Prominent Freehold
Roadside Retail
Site For Sale

Guide Price:
£995,000





Executive Summary



PROPERTY TYPE
Flexible Commercial



SIZE
0.5 Acres



COMMERCIAL / RESIDENTIAL
Commercial



CLOSEST TRAIN STATION
Whitchurch
(0.8 miles)



Victory House



Victory House

About Sovereign Cars

Rarely available is this prominently positioned c.6500 sqft showroom and generous forecourt that would suit a variety of uses. The property is accessed from the B3400, just 0.4 miles from the village of Whitchurch, and just 1.3 miles from the A34.

The property is currently split into three parts; the main show room and forecourt, a rear showroom and a second forecourt with a stand alone office. All parts have kitchen and W.C facilities. The main showroom also has a workshop with mezzanine storage. The property is available to be sold as one individual lot or broken up as separate lots.

The owners have maintained the building very well and have recently replaced the flat roof above the main showroom. The MOT garage to the rear has a right of way to access their site.





Victory House

Whitchurch

Hardy's Cottage
Garden Plants

The Watership Down Inn

Freefolk

Hampshire Fitness Centre

Tufton



Victory
House



THE CLOSEST TRAIN STATION

Whitchchurch
(0.8 miles)



LOCAL AMENITY (CLOSEST)

Whitchurch Silk Mill
(0.3 miles)

Location

Whitchurch is situated on the River Test in North Hampshire with a population of approximately 4,500. The town is conveniently situated 13 miles south of Newbury, 12 miles north of Winchester, 8 miles east of Andover and 12 miles west of Basingstoke. Much of the town is in a conservation area, with an abundance of wildlife and local history. Whitchurch has a wide range of amenities, including; convenience stores, Post Office, bakery, coffee shop, many pubs and places to eat. There is a direct train line from Whitchurch station to London Waterloo.



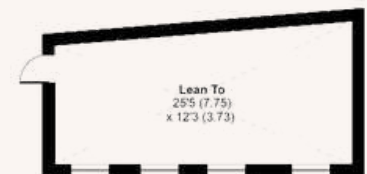
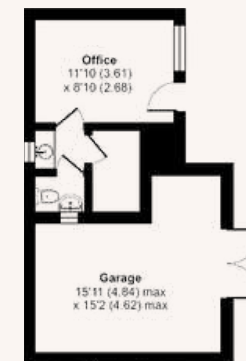
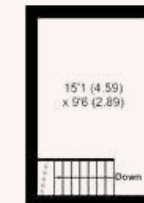
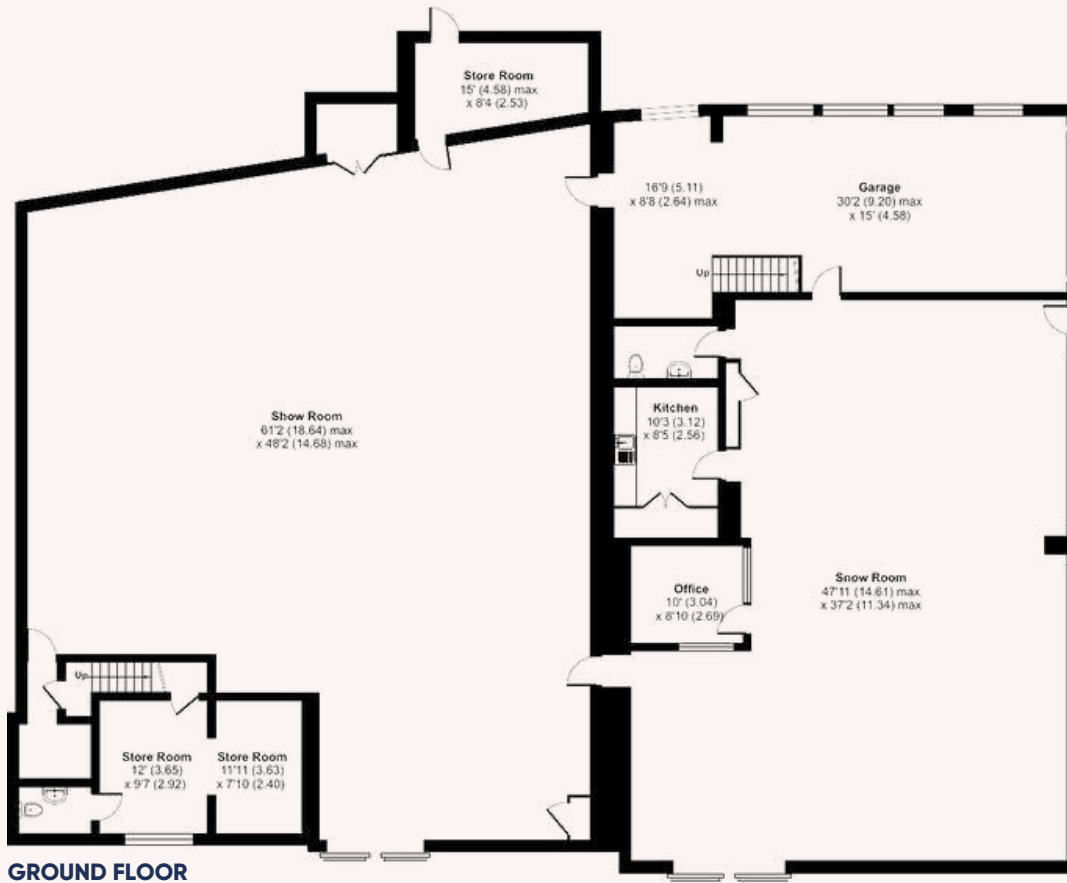
Victory
House



Floorplans



Victory
House



Further Information:

TENANCIES:

The property is owner occupied with no tenancy agreement. The property will be sold with full vacant possession.

VAT:

We understand that the building is not applicable to VAT

PROPOSAL:

The entire 0.5 acre site is available to purchase as a whole. All enquiries are welcome.

VIEWINGS:

Strictly by appointment only. The business is still trading, and we ask that you respect our request.



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