



6 WEEK COMPLETION

SITUATION

Located opposite Scatcherd Park close to the junction with commercial street and only a short distance from Morley Town centre.

Morley lies approximately 5 miles south west of Leeds City Centre and 8 miles from Bradford Town Centre and benefits from good road links to the M62 (Junctions 27 and 28) and the M621 (Junction 1).

PROPERTY

Comprising **2 Ground Floor Shops** with separate rear access to **Self-Contained Offices** at first floor level accessed from Troy Road.

ACCOMMODATION*

No. 51 – Ground Floor Shop:

Internal Width 15'4"
Built Depth 16'2" (max)

No. 51a – Ground Floor Shop:

Internal Width 14'2"
Built Depth 10'8"

2 Troy Road – Offices

Not inspected

*Not inspected by Barnett Ross

VAT is NOT payable in respect of this Lot

FREEHOLD offered with FULL VACANT POSSESSION

**2 Vacant Shops plus
Vacant Offices**

The Surveyors dealing with this property are
MATTHEW BERGER and **SOPHIE TAYLOR**

VENDOR'S SOLICITORS
Ashley Wilson Solicitors LLP - Tel: 020 7802 4801
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FOR LEGAL DOCUMENTS, PLEASE REFER TO PAGE 4 OF THIS CATALOGUE
The successful Buyer will be liable to pay the Auctioneers an administration fee of £600 (including VAT) upon exchange of contracts