



**Redcar Gospel Hall**  
**Edenhall Grove**  
**Redcar, TS10 4PR**

**£400,000**

**Energy Rating :**



# Redcar Gospel Hall Edenhall Grove

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## Description

Never before has there been a better opportunity to acquire premises in one of the finest positions within 'Redcar' town. Whether you have been looking for commercial/residential premises we have the perfect place for you! The site is broadly a rectangular in shape and extends to approximately 1/3rd of acre. It accommodates Redcar gospel hall with a commercial kitchen, meeting room and public toilets all which adjoin one another via a single storey entrance space. Externally; wrap around gardens and extensive public car park that is accessed from Edenhall grove.

## ACCOMMODATION:

### Entrance Hall

Giving independent access to all other rooms.

**Disabled WC** 5' 7" x 10' 6" (1.70m x 3.20m)

**Male WC** 4' 8" x 10' 6" (1.42m x 3.20m)

**Female WC** 4' 6" x 6' 11" (1.37m x 2.11m)

**Store Room** 4' 1" x 10' 6" (1.24m x 3.20m)

**Office** 13' 2" x 13' 7" (4.01m x 4.14m)

**Kitchen** 11' 10" x 13' 4" (3.60m x 4.06m)

**Main Room** 34' 7" x 34' 5" (10.53m x 10.48m)

## EXTERNALLY:

### Grounds

Sitting on grounds that cover approximately 1/3 of an acre which are enclosed by attractive wrought iron fencing with double gates allowing vehicle access. Accommodating an extensive car park and wrap around lawn.

## **Energy Performance Certificate**

A full Energy Performance Certificate is available upon request.

## **Mortgage Services**

We can introduce you to the team of highly qualified Mortgage Advisers. They can provide you with up to the minute information on many of the interest rates available. To arrange a fee-free, no obligation appointment, please contact this office.

YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE

## **Agent Notes**

Selectiv Properties themselves and the vendors of the property whose agent they are, give notice that these particulars, although believed to be correct, do not constitute any part of an offer of contract. No services and / or appliances have been tried or tested. All statements contained in these particulars as to this property are made without responsibility and are not to be relied upon as statements or representations of warranty whatsoever in relation to property. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars.



## Viewing Arrangements

Tel: 01287 630733

Email: [redcar@selectiv.co.uk](mailto:redcar@selectiv.co.uk)

### MONEY LAUNDERING REGULATIONS 2003

intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.