

ST MATTHEW'S CHURCH HALL
THORNTON ROAD, L20 5AE
BOOTLE

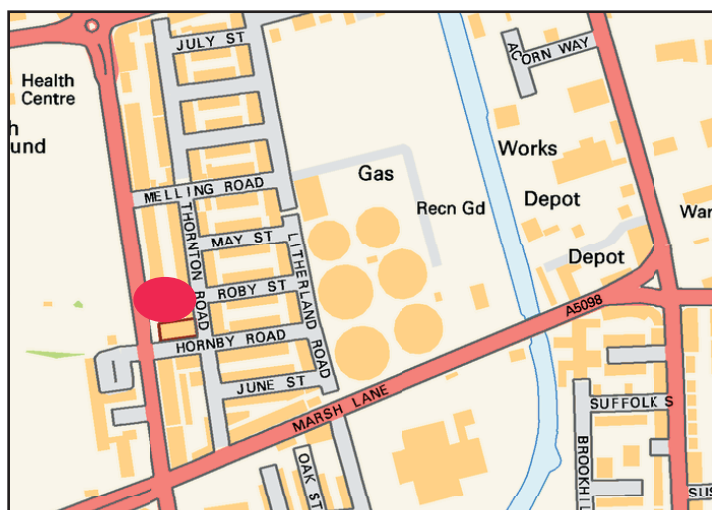


FOR SALE
DEVELOPMENT OPPORTUNITY
WITH CONSENT FOR 12 APARTMENTS

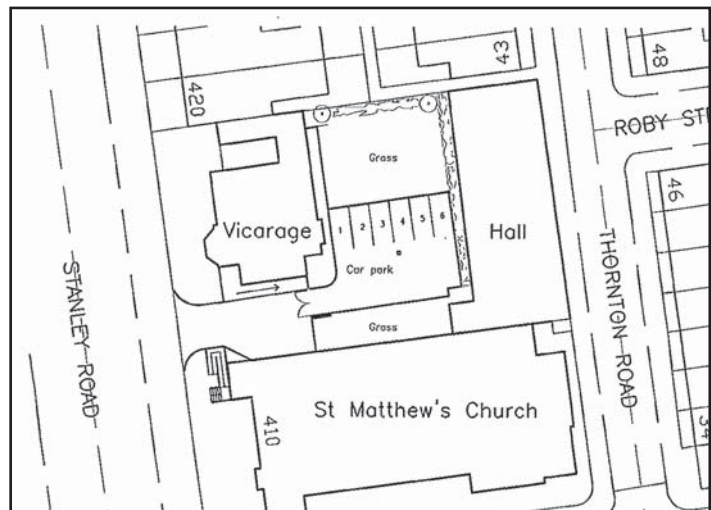
CONTACT HITCHCOCK WRIGHT
CASTLE CHAMBERS, 43 CASTLE STREET, LIVERPOOL, L29SH

Hitchcock Wright
CHARTERED SURVEYORS & Partners
0151 227 3400
www.hitchcockwright.co.uk

ST MATTHEW'S CHURCH HALL, THORNTON ROAD, L20 5AE



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LOCATION

The property is located on Thornton Road, just off Stanley Road and opposite North Park. The immediate area is predominately residential and local amenities and public transport facilities are available. The Strand Shopping Centre is a short distance to the south of the property.

DESCRIPTION/ACCOMMODATION

The property comprises a Church Hall attached to St Matthews Church and is arranged on ground and two upper floors. The ground floor comprises the main hall, an entrance porch, kitchen, toilet and ancillary accommodation. A staircase provides access to the upper floors at each end of the building. The 1st floor provides an office and store and on the 2nd floor is a further hall with a stage and an administrative office.

The property is of traditional brick construction under a pitched slate covered roof. There are four designated car parking spaces and the ability to use up to a further 6 spaces, subject to availability, outside normal business hours in the adjoining car park.

Ground Floor	2,919 sq.ft	(271.0 sq.m)
First Floor	727 sq.ft	(67.6 sq.m)
Second Floor	2,919 sq.ft	(271.0 sq.m)
Total	6,565 sq ft	(609.6 sq.m)

PLANNING

Planning consent has been granted to convert the property to provide 12 apartments. Application reference: S4/2007/1129. The approval can be viewed at www.sefton.gov.uk

TENURE
Freehold although the car parking spaces will be granted on a 125 year lease.

PRICE

Offers invited.

VAT

All figures quoted are exclusive of but may be subject to VAT.

LEGAL COSTS

Each party to be responsible for their own legal costs.

VIEWING & FURTHER INFORMATION

For viewing and further information please contact Nick Harrop, Hitchcock Wright & Partners.

Tel. No. (0151) 227 3400

Fax. No. (0151) 227 3010

E-mail: nickharrop@hwandp.co.uk

Subject to Contract

Details Prepared August 2009



Hitchcock Wright & Partners
CHARTERED SURVEYORS

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www.hitchcockwright.co.uk

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