

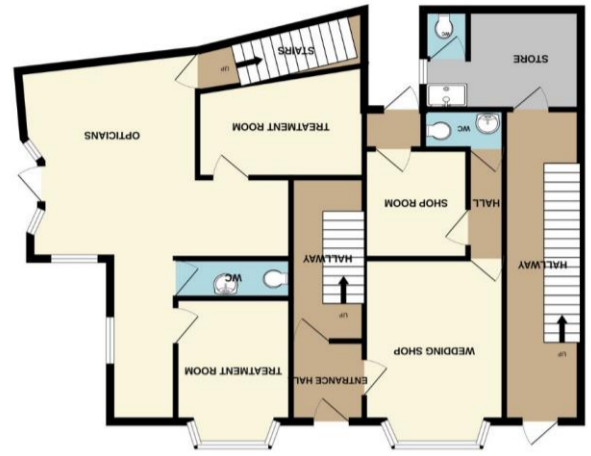
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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2ND FLOOR  
749 sq. ft. (69.6 sq. m.) approx.



1ST FLOOR  
791 sq. ft. (73.5 sq. m.) approx.



GROUND FLOOR  
1012 sq. ft. (94.0 sq. m.) approx.

Harris Shields Collection



1 Belle Vue Street, Filey, YO14 9HU

Harris Shields Collection

## A block of 3 apartments, 2 shops and potential for another flat.

- ✓ Freehold Block Investment
- ✓ 3 Apartments
- ✓ 2 Commercial Shop Units
- ✓ Potential to Expand
- ✓ Filey Town Centre Location
- ✓ Currently Returning £38,460 PA

Guide Price £365,000

# Harris Shields Collection

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### Description

Harris Shields Collection Estate Agents are pleased to offer this fantastic freehold investment opportunity of two commercial shop units and three apartments with potential for another flat subject to planning permission (planning previously approved but lapsed). GROSS INCOME CURRENTLY £38,460 PER ANNUM. The entire ground floor of the block consists of two shop units. One being an Opticians and the other a wedding dress shop. The first floor consists of two x one bedroom apartments, one second floor two bedroom flat. There is also potential for another one bedroom apartment on the second floor which we are informed has been previously granted but currently lapsed. The commercial units have leases and the apartments on assured shorthold tenancies. Viewing is strictly via appointment please with Harris Shields Collection.



### Additional Information

Council tax band



Opening doors  
for over 60 years

Harris Shields  
Collection