



## Coral, Oxlow Lane, Dagenham

**£595,000** Freehold

**SOLD**

Ali & Co are delighted to bring to the market this fantastic detached semi commercial property.

The property is a detached building on two separate titles.

A great development opportunity, a non renewable lease will end 2025 with the current commercial tenant.

THREE BEDROOM APARTMENT | RETAIL COMMERCIAL UNIT | DETACHED | DEVELOPMENT OPPORTUNITY |

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**Ali&Co**  
PROPERTY SERVICES

## **SEMI COMMERCIAL SHOP & APARTMENT**

Ali & Co are delighted to bring to the market this fantastic detached semi commercial property.


The property comprises of THREE BEDROOM APARTMENT and retail unit on the ground floor.

The property is a detached building on two separate titles.

A great development opportunity, a non renewable lease will end 2025 with the current commercial tenant.

Tenure: Freehold



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	51	61
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fitings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.