

Oldham - 32 Clarksfield Road OL4 1LW
3-Bedroom Children`s Care Home to Rent



BLUE ALPINE

PROPERTY CONSULTANTS



Oldham - 32 Clarksfield Road OL4 1LW

3-Bedroom Children`s Care Home to Rent



Property Features:

- Comprises 3-bedroom children`s care home
- Suitable for up to 3 young adults with 3 support staff
- VAT is NOT applicable to this property
- Available on a new lease with flexible terms
- Located on a quiet residential street within short walk from Clarksfield Primary School, as well as retail occupiers such as One Stop, Pharmacy, Café and more.



Property Description:

Comprises 3-bedroom children`s care home. The property has been operating as care home for children aged 16+ and is fully fitted and ready for occupation, providing the following accommodation and dimensions:

Ground Floor: Office, kitchen, lounge/dining, storage

First Floor: 2 double bedrooms, 1 bathroom

Second Floor: 1 double bedroom

Total GIA: 115 sq m (1,238 sq ft)



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Terms:

Available on a new lease with terms to be agreed by negotiation

Rent: £480.77 per week (PCM: £2,083.33)

Deposit: £6,250 (3 Months)

Rateable Value:

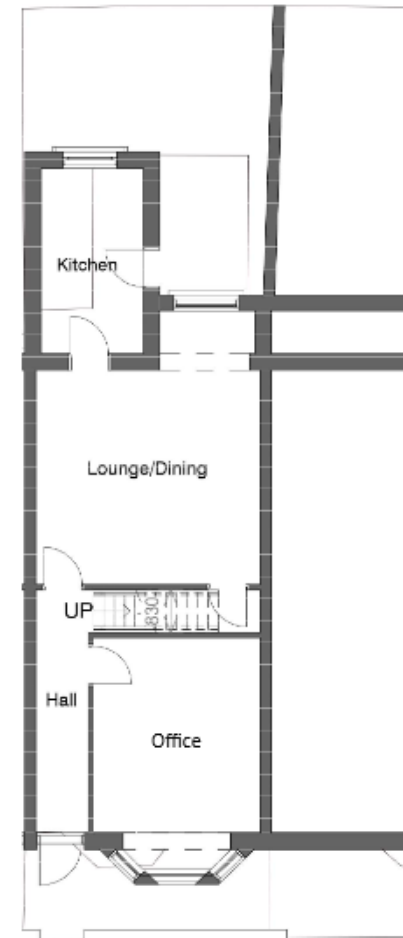
Rateable Value - TBC

Rates Payable - TBC

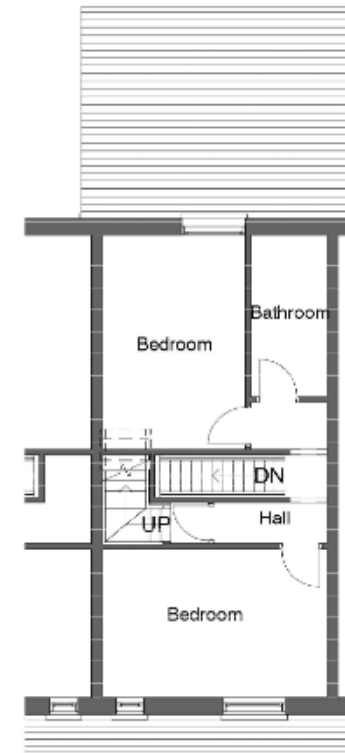
Incoming tenants would have to register the property with VOA and determine rateable value and rates payable.

EPC:

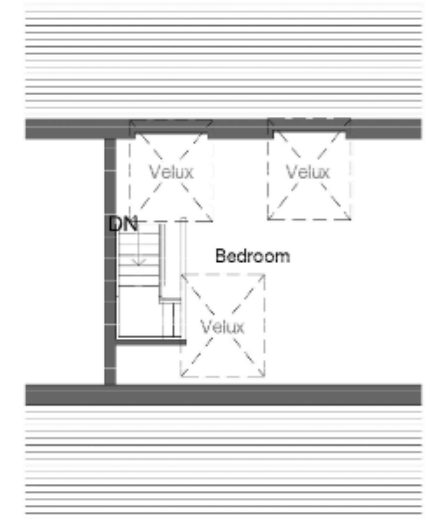
The property benefits from a D Rating. Certificate and further details available on request.



Ground Floor



First Floor



Second Floor

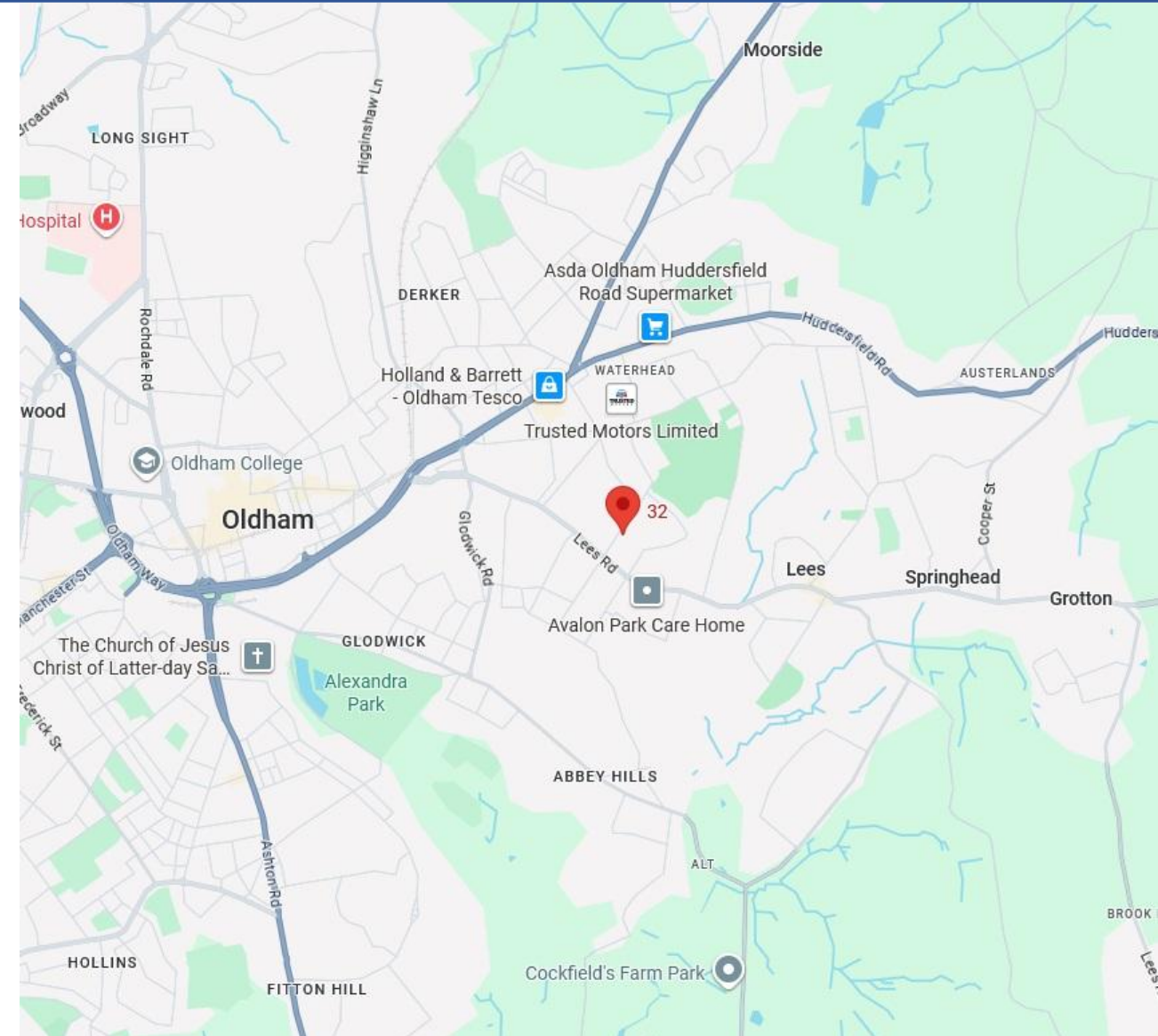
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Location:

Oldham is a large town in Greater Manchester, England, amid the Pennines and between the rivers Irk and Medlock, 5.3 miles southeast of Rochdale and 6.9 miles northeast of Manchester. The property is situated on a quiet residential street within short walk from Clarksfield Primary School, as well as retail occupiers such as One Stop, Pharmacy, Café and more.



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Contacts:

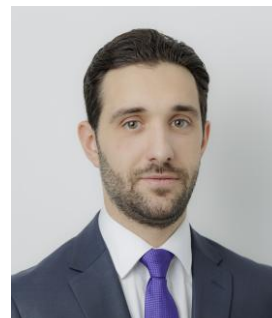
For further information or to schedule a viewing, please contact a member of our team below.



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