



Town Area

£995,000

PL1422 | BUILDING

BEDS: 4 | BATHS: 1 | AREA: 294m²

PROPERTY FEATURES

Category 2: No

None Pool

Hepps: No

3 Year Residency: No

PROPERTY DESCRIPTION

A rare opportunity to acquire a freehold mixed-use investment property in the heart of Gibraltar's town centre, prominently situated on Parliament Lane, a well-established pedestrian route linking Main Street and Irish Town. The property comprises three ground floor commercial units, two of which are currently income-producing and let to established occupiers, with one unit now vacant, providing an immediate opportunity for reletting or owner occupation. The commercial accommodation are circa 33sqm, 15 sqm and 19 sqm respectively. Above the retail accommodation lies a substantial residential unit arranged over the upper floors, currently vacant and offering significant refurbishment and development potential. The residential accommodation provides approximately 184.57 sq m of internal space, together with 42 sq m of external yard and terrace areas. The scale and configuration of the residential element allows flexibility to create either a large single residence or multiple apartments, subject to refurbishment and the necessary statutory consents. The property has been unoccupied for a number of years and presents an opportunity to unlock value through redevelopment. For more [...]

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