



## Former ATS Centre

551 Gloucester Road, Horfield, Bristol, BS7 0BW

**Rare Opportunity to Acquire  
a Tyre & Exhaust Premises -  
Suitable for Alternative Uses  
Subject to Planning**

**4,200 sq ft**  
(390.19 sq m)

- Vacant Possession
- Excellent roadside frontage
- 3 miles from Bristol City Centre
- 0.26 acre site area

Summary

Available Size	4,200 sq ft
Price	Offers in excess of £630,000
Rates Payable	£21,082.75 per annum RV - 1 April 2023 RP 2025/2026
Rateable Value	£42,250
EPC Rating	Upon enquiry

Description

The property comprises a detached industrial unit configured as a 6 bay workshop with ancillary storage, reception, office with staff and customer WCs. Externally the unit has a large forecourt area to the front.

Location

The property is situated on the Gloucester Road, a main arterial link between Bristol City Centre and the M5 motorway approximately 3 miles north of Bristol City Centre. The adjoining occupiers include retail, trade counter and residential uses.

Terms

Offers in excess of £630,000 are invited for the freehold interest in the property.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground - Workshop	3,583	332.87
Ground - Office/Reception/WC	617	57.32
Total	4,200	390.19

Legal Costs

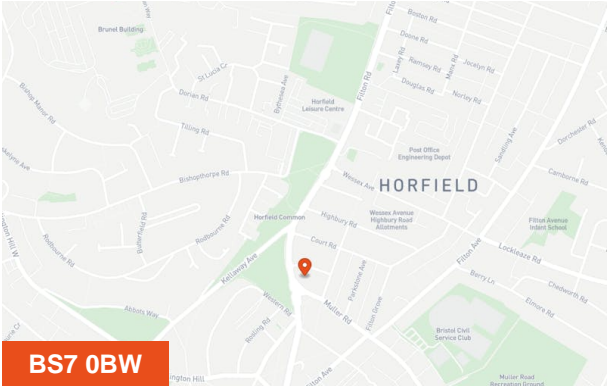
Each party is to bear their own legal costs incurred in the transaction.

Anti Money Laundering

In accordance with the current Anti-Money Laundering (AML) Regulations, the purchaser will be required to provide and satisfy the Vendor and their agents on the source of the funds used to acquire the property in advance of an exchange.

EPC

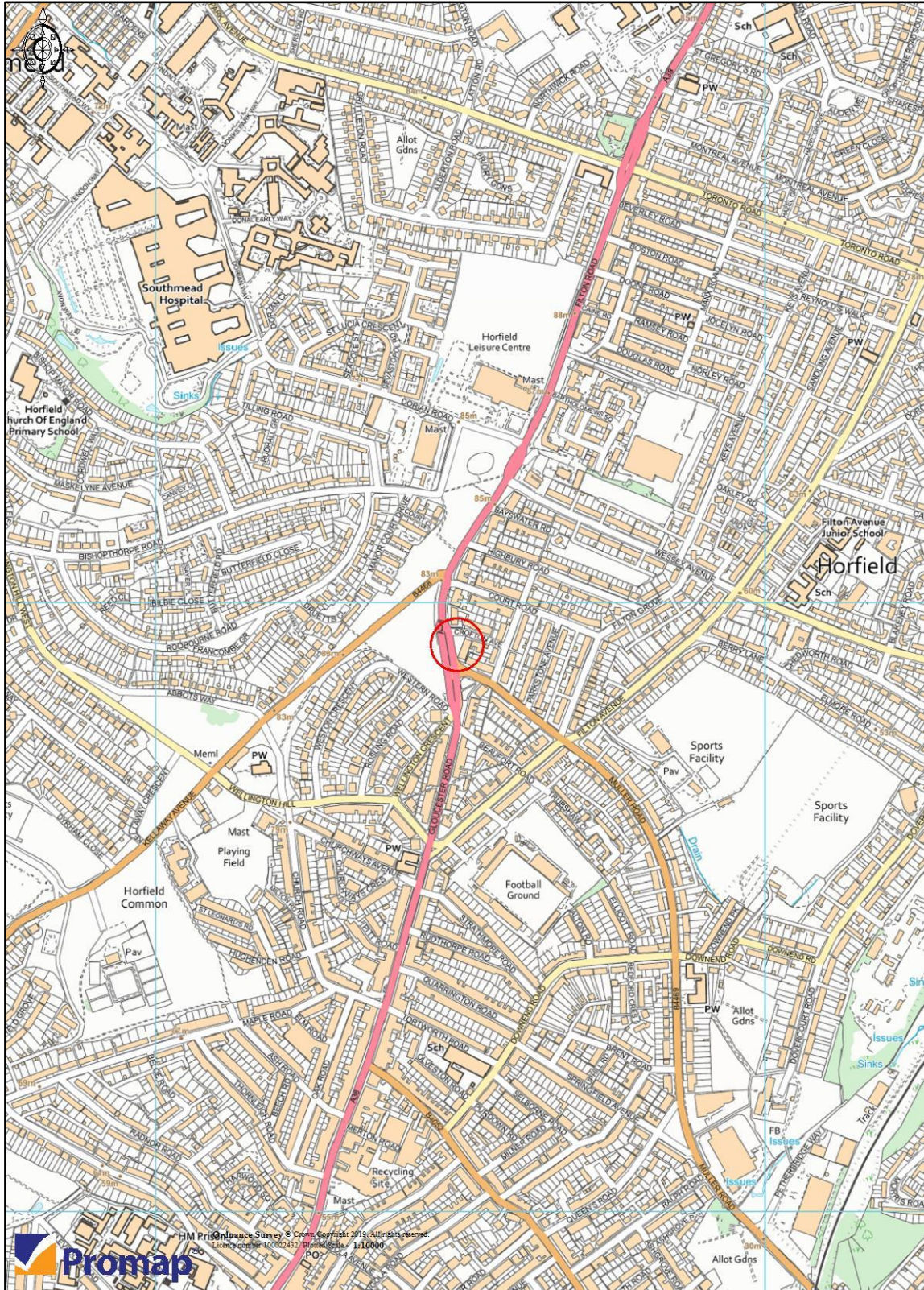
Upon request.



Viewing & Further Information

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