BRIAN FRANCIS & ASSOCIATES









TOWN AREA
GIBRALTAR

S1258 | Type: Building

£850,000

PROPERTY DETAILS:

Service charges:	TBC
Current rates:	£323 Per Quarter
Interior Size:	410m^2
Lease terms:	Freehold

Freehold Investment Opportunity – Turnbull's Lane

BFA is pleased to present a rare opportunity to acquire a **freehold, income-producing property** located at **Turnbull's Lane**, just moments from Gibraltar's bustling Main Street. Situated within the historic town centre, this characterful property comprises a collection of adjoining residential buildings arranged around an **internal courtyard**, together with **two ground-floor vaulted storage units.**

The asset currently generates a **gross annual income of £29,040**, representing a **gross yield of approximately 3.4%** at the asking price, while offering significant **long-term reversionary** and **redevelopment potential** for experienced investors.

The property consists of **14 residential flats**, the majority of which are currently occupied by long-standing tenants under rent-control restrictions. In addition, the property includes **two vaulted storage units**, both currently let and generating **£950 per …**

Disclaimer: whilst every care has been taken in the preparation of these particulars, neither the agent nor the vendor accept any responsibility for error or omission, nor do they constitute a contract

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