



## MAIN STREET GIBRALTAR

COM.253 | Type: Building

### £1,400,000

#### PROPERTY DETAILS:

Service charges:	£
Current rates:	£
Lease terms:	Freehold

Prime Freehold Investment Opportunity – Mixed-Use Property on Main Street

This is a rare opportunity to acquire a freehold building in a prominent Main Street location, offering both commercial and residential income potential. The property spans four levels, including a ground-floor commercial unit and three well-sized apartments above.

The building is ideal for investors seeking stable returns and long-term value appreciation in a sought-after area.

#### Property Highlights:

- Freehold title – full ownership and control
- Ground floor commercial space with street frontage
- Three residential apartments (approx. 75m<sup>2</sup> each) across the 1st, 2nd, and 3rd floors
- Spacious roof terrace with potential for leisure use or further development (subject to planning)
- First-floor unit currently tenanted – tenant under position 6th on the Housing List (provides stability with flexibility)

This property presents...