



Clapgun Street, Derby, DE74 2LF

Price Guide £800,000



Marble Property Services is delighted to present this characterful property and business opportunity, not to be overlooked.

Hambleton House is conveniently situated just a stone's throw from the centre of Castle Donnington. The village has great footfall and is a thriving market town with a range of independent boutique shops, a doctor's surgery and a supermarket.

The accommodation is spread over 3 floors and includes 10 en-suite bedrooms, a good-sized retail unit with its own entrance and shop front and a 2-bedroom apartment.

The property has been lovingly refurbished with the addition of a new boiler system and water tank. A wide range of fixtures and furnishings are also

- A stunning character property in the village of Castle Donnington
- Investment Opportunity
- High Level of occupancy on serviced accommodation
- Over 5000 square foot basis
- Ideal for East Midlands Airport / Freeport
- 10 car car-park to rear of property
- Includes fixtures and some furnishings
- Accounts available for inspection
- Owners will assist with supplier relationships

