



91 Market Street, Stalybridge, SK15 2AA

£440,000

This town centre bar, club and apartment block could be a fantastic investment for the right person.

Open and thriving, this bar backing on to the river, and could be converted to another form of business subject to the appropriate permissions.

The bar has ample seating space with a further dance floor, stage and DJ booth, and a further pool room to the rear.

Downstairs is a club room, that has a seated bar area and a further dance floor and DJ booth.

Both bars have W.C facility.

Above the bar there are four apartments accessed via a separate entrance.

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Top Floor

Apartments 1.2.3 & 4

All apartments have a lounge & kitchen area, a double bedroom & either a bathroom or shower room.

Ground Floor

Bar

33'6 x 27'7 (10.21m x 8.41m)

Through the double opening doors into the main bar area. Large windows to the front elevation.

There is an enclosed staircase down to the 'Night club' area.

Seating and bar, stairs to W.C's.

Dance Floor

26'5 x 20 (8.05m x 6.10m)

Dance floor, DJ booth and stage area for live bands. Opening into the pool room.

Pool Room

24'9 x 18'4 (7.54m x 5.59m)

Double opening Juliette doors over looking the canal.

Plenty of seating and a pool table.

Ground Floor - Night Club

Bar Area

37'11 x 26'7 (11.56m x 8.10m)

Bar and seating area. Steps down to the dance floor.

W.C's

Dance Floor

24'11 x 19'4 (7.59m x 5.89m)

Spacious dance floor, DJ booth.

Additional information

The 4 apartments located above the bar are currently let for £607 PCM, however they are due an increase.





Viewing

Please contact our A Wilson Estates Ltd Office on 0161 303 0778 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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