



321 Beverley Road

£1,000 PCM



Restaurant / Hot Food Premises To Let

321 Beverley Road, Hull

Rent £12,000 per annum

Premium £5,000 for all fixtures and fittings

Use Class A5 Hot Food, Restaurant

Licence Premises licence in place, including alcohol sales

A solid opportunity to take over an established restaurant premises in a prominent position on Beverley Road. The business closed recently and the unit is ready for immediate occupation.

The property benefits from a fully equipped commercial kitchen including grills, ovens, dishwasher, catering fridge, commercial stainless steel sink and preparation tables. Also included are a drinks cooler and coffee machine.

Previously trading as a licensed restaurant, the premises are suitable for dine in, takeaway, café use, banqueting, delivery kitchen or a franchise model.

Key features

Fully licensed restaurant with alcohol provision

A5 hot food consent

Commercial extraction system installed

Commercial kitchen with ovens, hob, dishwasher, prep tables, fridges, drinks cooler and coffee machine

Dining area and bar layout already in place

Suitable for a wide range of cuisines and trading models

Flexible lease terms with one, two or three year rent reviews

Prominent main road position with strong student and residential catchment

Potential business rates relief for qualifying occupiers

Incoming tenants may wish to upgrade or install additional cooking equipment and front of house fittings, however the core infrastructure, services and licensing are already in place.

Leasehold Terms:

A new 3 year lease is available.



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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

TSL Hull

105-107 Cottingham Road
Hull
HU5 2DH

01482 445588

contact@tulipstudentliving.co.uk

