



Retail/Leisure Opportunity

TO LET

The Sail Loft, South Parade, West Kirby
CH48 0QG

2,863 Sq Ft
(266 Sq M)

The Sail Loft, South Parade, Wirral CH48 0QG

DESCRIPTION

The Sail Loft comprises a first floor Cafe/Restaurant opportunity. The property measures a total of 2,863 sq. ft. and benefits from views over Hilbre Island and The Irish Sea. Within close proximity to the property is ample public parking. South Parade is a popular walking destination within West Kirby. The unit is DDA compliant and benefits from both changing rooms and male, female and disabled W/C's.

- ✔ Fronts onto the Wirral Peninsula and Marine Lake
- ✔ Strong local footfall
- ✔ Great opportunity for a Cafe/Restaurant
- ✔ Existing fit-out in situ
- ✔ Alternative Uses Considered
- ✔ DDA Compliant



LOCATION

The property is located on the South Parade, West Kirby. The property overlooks the Marine Lake, hosting a variety of water sports for the local community. The Sail Loft is within 300 metres of West Kirby town centre and within 350 metres of West Kirby Train Station.

ACCOMMODATION

Net Internal Areas	sq ft	sq m
Total	2,863	266

VAT

All prices, premiums and rents, etc are quoted exclusive of VAT at the prevailing rate.

LEGAL COSTS

Landlords legal costs to be covered by the tenant.

BUSINESS RATES

For business rating information please visit the Valuation Office Agency website www.voa.gov.uk.

TERMS

The property is available by way of a new lease, subject to contract.

EPC EPC available upon request.



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VIEWING & FURTHER INFORMATION

Viewing strictly by prior appointment:

**Lambert
Smith
Hampton**

George Cohen
07711 392811
Gcohen@lsh.co.uk