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COMMERCIAL ESTATE AGENTS

227/229 Church Street, Blackpool, FY1 3PB

Specialists for over 50 years in the sale and valuation of businesses, hotels and all types of commercial properties.

NB: The particulars set out in these details do not form part of an offer of contract. Any intending tenant/purchaser must satisfy self by inspection or otherwise as to their accuracy. Neither Kays nor the vendor has any authority to make or give any representation or warranty in relation to this property.



Empty Shop

Reference: 010090

Leasehold Price: Legal Fees

Tenure Type: Leasehold

DESCRIPTION: Modern double fronted retail showroom/shop premises located in the centre of Cleveleys. Presently used as a kitchen showroom the premises would suit a variety of uses. Total area approximately 80 sqm including retail area/kitchen. Side parking space. Available on a new lease at a commencing rental of £11,000 pa. Other users close by include Nat West, Subway, Poundland, M & S Food, Bet Fred and local Solicitors offices.

LOCATION: On The Crescent East at Cleveleys which is at the junction with Victoria Road West and the main road into Cleveleys that has the tram tracks in the centre.

ACCOMMODATION:

Ground Floor: Double fronted retail sales unit approximately 5.7m frontage x 10.5m plus additional 1.8m x 3.5m; wc;

Exterior: Front forecourt. One parking bay to side road.

SERVICES: Electric and water services connected. The adjoining mobility shop has a sub meter and it is the tenants responsibility to bill the mobility shop tenants for the Electricity used.

TENURE: Leasehold. New lease available on an effective Full Repairing & Insuring term, rent £11,000 pa.

Viewing *STRICTLY BY PRIOR TELEPHONE APPOINTMENT THROUGH OUR OFFICE.*

4 The Crescent East, Thornton Cleveleys FY5 3LJ