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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.



Promenade Hotel

Reference: 011171

Freehold Price: £895,000

The Strand Hotel, 326-328 Promenade, Blackpool, FY1 2JG

VIEWING STRICTLY BY PRIOR TELEPHONE APPOINTMENT THROUGH OUR OFFICE.

DESCRIPTION: Excellent Hotel located in a prominent position on the Promenade to the North of Blackpool centre. Substantial double fronted 5 storey property providing 35 en suite letting bedrooms. Spacious public areas including excellent first floor restaurant overlooking the Promenade and Irish Sea. 2 bedroom managers flat. Lift to all floors. The hotel is family run catering for regular customers and established coach operators and by choice is not on any booking portals offering massive scope to increase trade. The hotel also has a famous link to Coronation Street soap storey line back in 1989 with a blue plaque recognising this. Excellent hotel which must be viewed to appreciate.

LOCATION: On the North Promenade between Wilton Parade and Derby Road in the block next to the Imperial Hotel. Short walk to the Town Centre rail station.

ACCOMMODATION

GROUND FLOOR: Reception with revolving front door; open plan bar lounge in two sections fully equipped bar counter, comfy easy seating and banquette upholstered booths; kitchen with stainless steel extraction, plastic clad walls, corner stainless steel sink unit, dumb waiter to restaurant; stores to rear with roller shutter; lift to all floors;

FIRST FLOOR: Sea view restaurant overlooking the Promenade and Irish Sea, bar counter, food servery kitchen with dumb waiter to kitchen; Ladies and Gents toilets; managers flat with lounge, 2 bedrooms, bathroom; boiler room, cellar and stores;

SECOND FLOOR: Upper Floors: 33 en suite bedrooms;

EXTERIOR: Forecourt parking for 4 cars with ramp access.

BUSINESS: The family run business has a regular customer base and strong coach trade. Currently, by choice, the hotel is not on any booking portals which offers massive scope to increase turnover. Accounts will be made available to genuine interested parties after viewing.

SERVICES: All mains services, lift to all floors.



