



REF: 588

The View Restaurant and Take-Away
5-7 Birnbeck Road, Weston-super-Mare,
North Somerset BS23 2EE

Leasehold
£10,000



£10,000 for this leasehold business
to include valuable inventory of
fixtures and fittings.
In addition, funds will be needed for
rent deposit and rent in advance.



FEATURES

- Sea front fish and chip take-away and restaurant
- 35 cover licensed restaurant with sea views
- With Henry Nuttall fryer
- Very well fitted commercial kitchen with extensive inventory
- Modern customer WCs
- Annual rent only £15,000
- Surrounded by densely populated area
- Great business opportunity

LOCATION

Weston-super-Mare is one of Somerset's premier towns.

The large affluent local population provides a steady all-round trade throughout the year.

Many thousands of tourists also flock to the town to admire the many great beaches and world-famous pier.

Our subject business is located a short stroll from the centre of town directly overlooking the promenade to water beyond.

THE BUSINESS PREMISES

Take-Away Servery and Commercial Kitchen

(4.71 m x 12.07 m)

A good-looking space with stripped wooden floor, digital display screen and full-length Henry Nuttall fryer and Epos touch screen till with display screen.

Customer Serving & Waiting Area for Take-Away

(3.24 m x 1.8 m included in the above)

Commercial Kitchen

The fully fitted commercial kitchen has fully clad walls, an extensive extraction system, together with a range of stainless steel equipment including commercial oven, various microwaves and potato rumbler.

There is also a non-slip floor.

Licenced Restaurant Area

(15.75 m x 6.62 m)

Another very well presented and well decorated space.

Stripped wooden floor, timber clad walls and various nautical themed artefacts throughout.

Seating for around 30 customers with plenty of extra space.

A bi-folding door allows full frontal access to Birnbeck Road and there are stunning views across the beautiful coastline.

Well presented Ladies and Gents WCs.

THE BUSINESS

Is currently closed.

Our client has other business interests hence the reason for the sale.

TENURE

The property will be let on the basis of a brand new 15-year lease.

The annual rent will be £15,000. In addition, the landlord will require a rent deposit in the sum of £3,750.



VIEWING AND FURTHER INFORMATION

Please Call:
0333 414 9999 (Monday-Friday 9am-5pm)
Bruce Sprosen 07467 947296 (Out of Hours)
Please Email: bruce@sprosen.com

Sprosen Grosvenor is the vendors agent and give notice that (1) This particulars do not constitute any part of an offer or contract (2) None of these statements in these particulars are to be relied upon as statements or representations of fact and any intending purchaser must satisfy themselves that that the statements contained therein are correct (3) Measurements where giver are approximate and for guidance only (4) No tests have been carried on appliances or equipment and Sprosen Grosvenor are unable to provide any warranty as to their condition. Prospective purchasers should therefore check that such equipment is in satisfactory working order and suitable for the purposes before entering into any contract.