



Mr Cook Steak House

Ref: 3460471

1 Walnut Road, Torquay, TQ2 5JY

Freehold: £1,100,000

- Landmark building in Torquay
- Characterful multi level dining areas (80)
- Gardens with dining areas (44)
- Large plot with scope for development (STP)
- Commercial kitchen
- Owners accommodation. EPC C.



Location

Torquay is located on the south Devon coast and is one of the country's most well known seaside towns and holiday resorts.

Its mild climate and long standing popularity with visitors has given rise to a resilient tourist industry and there are many hotels, restaurants, and attractions in the town to satisfy the demands generated by this industry.

Torquay is within the authority area of Torbay and is about 18 miles south of the city Exeter, 28 miles from Plymouth, and straddled by the neighbouring towns of Paignton and Brixham.

Torquay is well connected with easy access to major A roads and the M5 beyond as well as links to the national rail network, via its train station.

Development Potential

The property occupies a prominent plot and there may be scope for for alternative use/development (STP),



Internal Details

- Dining areas including conservatory & mezzanine (80)
 - Commercial kitchen
 - Customer toilets (including separate accessible toilet)
-

Fixtures & Fittings

We are informed that all fixtures and fittings will be included in the sale price.

Owner's Accommodation

The owners accommodation comprises:

- Kitchen/dining room
 - Living Room
 - Balcony
 - Double bedroom
 - Bathroom
-

Regulatory

The property has a premises licence.



Description

Mr Cook is a substantial detached property and local landmark occupying a prominent corner plot with plenty of outside space. It is surrounded by hotels, guesthouses and local residences, with the seafront and Torquay Marina about ten and twenty minutes walk away, respectively.

A well known restaurant location, currently with a Hollywood/entertainment theme, the property offers flexible and adaptable space inside and out with scope for private dining/celebrations.

The gardens wrap around the building and offer different size spaces for couples or bigger dining groups to enjoy. Internally there is a conservatory dining area, a main high ceilinged dining space and a mezzanine which can be utilised for parties or private dining events.

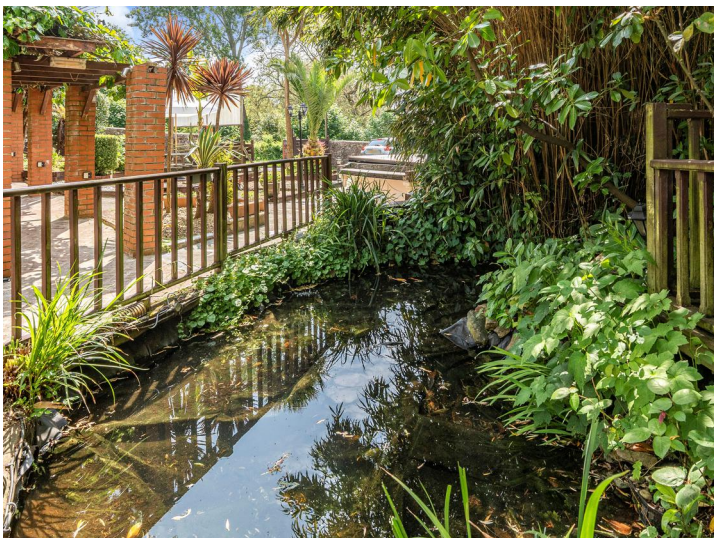
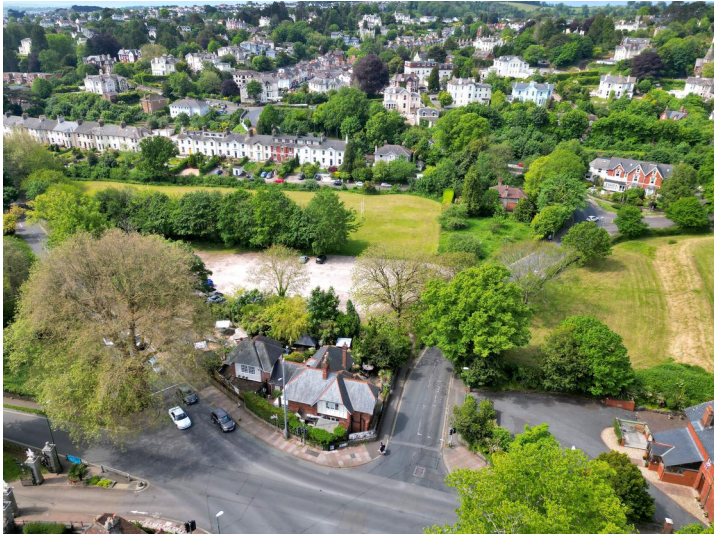
Tenure

The property is being sold freehold with vacant possession on completion.



Trading Information

The business is currently run under tenancy, so our client does not have access to financial information.

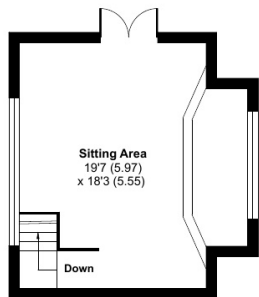




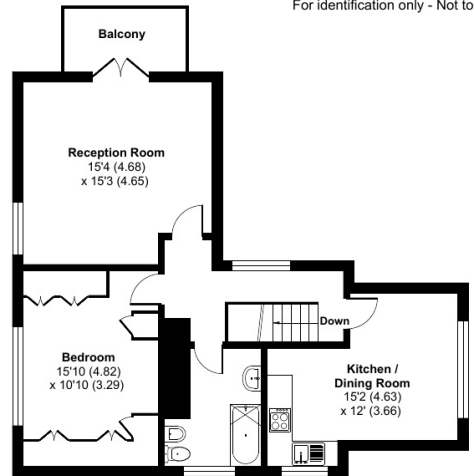
Walnut Road, Torquay, TQ2

Approximate Area = 2626 sq ft / 243.9 sq m

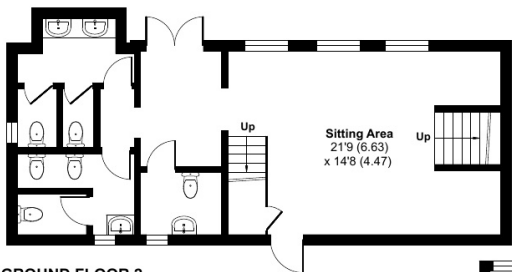
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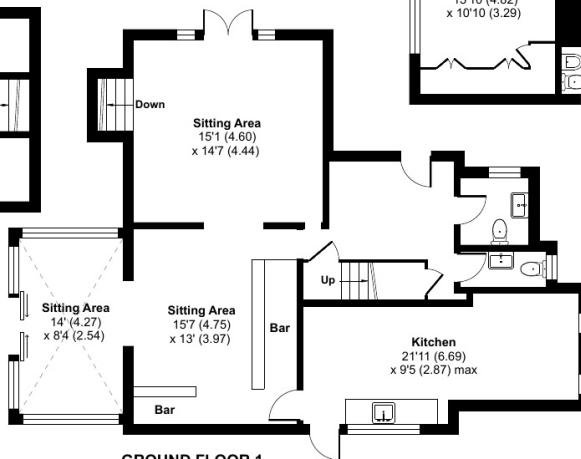
FIRST FLOOR 2



FIRST FLOOR 1



GROUND FLOOR 2



GROUND FLOOR 1



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nlcocom 2024. Produced for Christie Owen & Davies Plc. REF: 1129381





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The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 (as amended) require us to conduct due diligence checks upon all purchasers. When an offer has been accepted, the prospective purchaser(s) will need to provide, as a minimum, proof of identity and residential address; if the purchaser is a company or other legal entity, then any person owning more than 25% must provide the same. These documents must either be handled and copied by a Christie & Co employee, or certified copies be provided.

Contact

No direct approach may be made to the business. For an appointment to view, please contact the vendor's agent:

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Business Agent

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E:graeme.clifford@christie.com

Bristol



Christie Finance is an independent finance broker recommended by Christie & Co. For full information on the finance options available for this business or any other, please call 0344 412 4944.



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