



Truly Scrumptious King Street

Mold, CH7 1LA

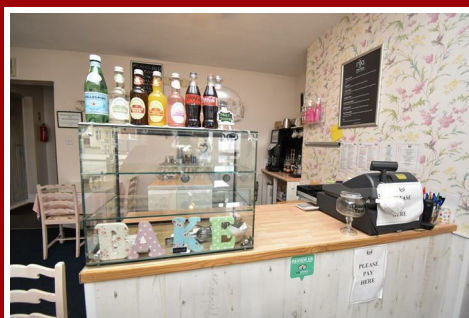
£55,000



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Cafe

26'6" x 16'4" (8.1 x 5)

Access door leads up the ramp in the cafe which is fully furnished and everything will be included in the sale price.

11 Tables

28 Chairs

Welsh Dresser

Counter Top Cake Display Cabinet

Till

Rijo Coffee Machine

Rijo Hot Water Machine

Double drinks fridges

China cups/mugs and saucers, tea pots, all crockery Inner, hoover and microwave.

Inner Hallway

5'6" x 3'11" (1.7 x 1.2)

Rear access door, non slip floor, fire alarm, door leads into the kitchen and a door into:

Accesible Toilet

48'6" x 4'11" (14.8 x 1.5)

High flush WC, sink unit, non slip floor, automatic hand dryer

Kitchen

10'5" x 9'10" (3.2 x 3)

Housing a range of wall and base units with rolled top work surfaces, equipment to include sterilisation dishwasher, stainless steel sink unit with a mixer tap, two fridges, electric oven, grill, griddle, microwave, two toasters, commercial microwave oven, under sink electric water heater, single glazed window to the side elevation, ceiling light, fan, loft access, non-slip flooring. All pans, crockery, utensils, Tupperware's, afternoon tea stands, china plates and bowls are included in the sale. Everything you need to start your business right away.

Tennacy Agreement

Is currently on a rolling contract at £1,000.00 per calendar month

VIEWING ARRANGEMENTS

If you would like to view this property then please either call us on 01352 700070 or email us at mold@reidandroberts.com

We will contact you for feedback after your viewing as our clients always like to hear your thoughts on their property.

MISDESCRIPTION ACT

These particulars, whilst believed to be accurate, are for guidance only and do not constitute any part of an offer or contract - Intending purchasers or tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Reid and Roberts has the authority to make or give any representations or warranty in relation to the property.

MONEY LAUNDERING REGULATIONS

Both vendors and purchasers are asked to produce identification documentation and we would ask for surface equipment to be removed from the premises with a view to the safe.



Road Map



Hybrid Map



Terrain Map



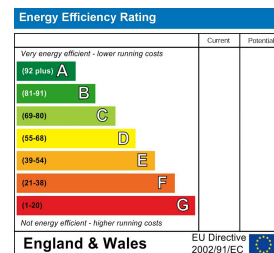
Floor Plan



Viewing

Please contact our Reid & Roberts - Mold Office on 01352 700070 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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