

# JINNAH RESTAURANT & SITE

MALTON ROAD, FLAXTON, YORK, YO60 7SQ

**Price - £675,000**

**Restaurant/Cafe  
440 sq.m. (4,736.16 sq.ft.)**

## Property Features

- Prominent A64 trunk road location
- Only 10 miles from York City Centre
- Sizeable site extending to 1.2 acres approximately with large internal trading area, plus kitchen etc
- Long and well-established catering/licensed premises
- Office/living accommodation. Suitable for wide range of uses (subject to planning consent)



**Enquiries**

**Barry Crux & Company**  
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## Location

From York, head out of the City Centre in a north easterly direction and join the A64 signposted Scarborough. The property is easily found on the left-hand side (eastbound) of the A64.

## Description

The property comprises a sizeable site, with the two storey main Restaurant/Licensed Premises building centrally positioned. The site has the benefit of two points of vehicular access directly off the A64.

## Accommodation

The following floors have been measured in accordance with the prevailing RICS Code of Measuring Practice.

|              | sq.ft. | sq.m.  |
|--------------|--------|--------|
| Ground Floor | 4,000  | 371.6  |
| First Floor  | 1,400  | 130.06 |
| Outside      |        | 0      |

## Services

The property has mains electricity and water. Gas is provided by way of a large propane gas tank. Drainage is understood to be by septic tank system.

## EPC Rating

The property has a rating of B49. A copy can be obtained upon request.

## Tenancy Information

The above has been provided for information purposes only. Interested parties are required to make their own enquiries with the local authority business rates department.

## Price

The property is understood to be freehold and unencumbered.