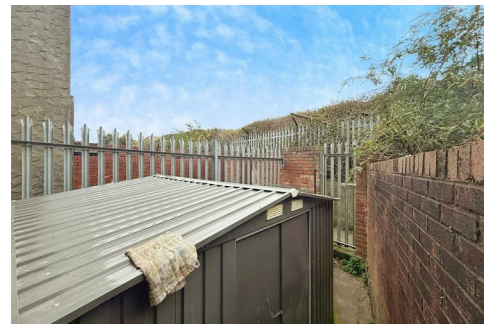




J&D ESTATE AGENTS

SALES | LETTINGS | MANAGEMENT



236 Knowsley Road, Bootle, L20 5DG

£35,000

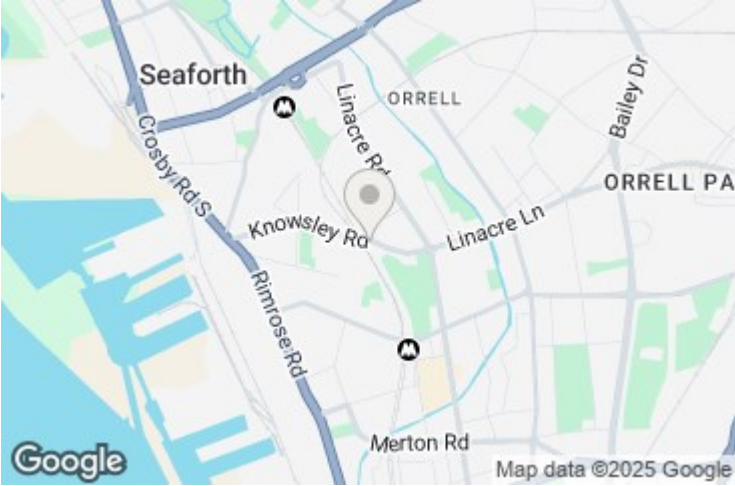
Nestled on the bustling Knowsley Road in Bootle, this retail property presents an exciting opportunity for aspiring entrepreneurs. Currently operating as a chip shop, this well-established business is available for sale, offering a unique chance to step into a thriving local enterprise.

The property is available on a secure ten-year lease, providing stability and peace of mind for the new owner. With a monthly rental cost of £600, this space is not only affordable but also strategically located to attract a steady stream of customers. The sale includes essential appliances, ensuring that you can hit the ground running without the need for significant initial investment in equipment.

This chip shop has the potential to flourish in a community that appreciates quality takeaway food. With its prime location, you will benefit from high foot traffic and a loyal customer base. Whether you are an experienced restaurateur or a newcomer to the food industry, this property offers a fantastic platform to build and grow your business.

In summary, this retail space on Knowsley Road is a remarkable opportunity for anyone looking to own a chip shop in Bootle. With a long lease, reasonable rent, and included appliances, it is poised for success. Do not miss your chance to make this business your own and become a valued part of the local community.

Kitchen Space

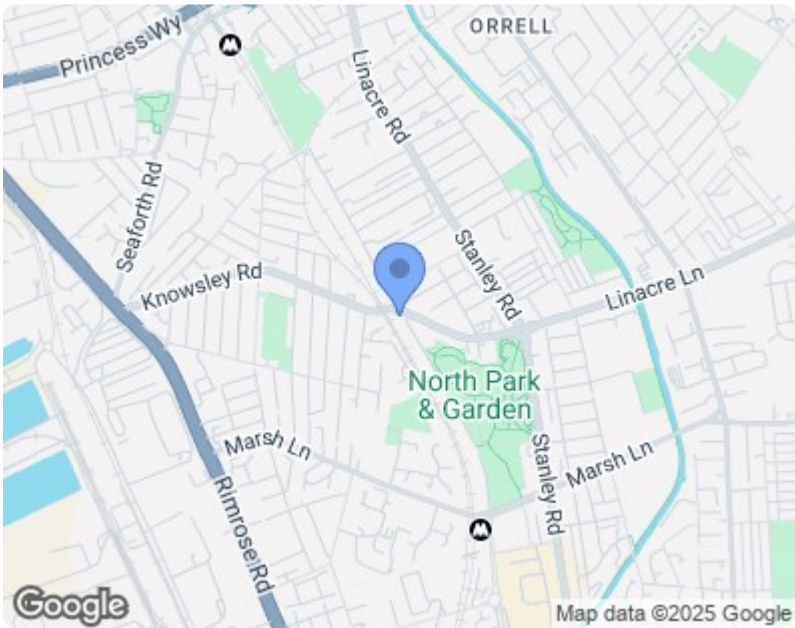


Counter space



toilet space





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	