

Lockwood Road, Huddersfield, West Yorkshire, HD1 3TG

£650

Council Tax Band: A



Open House Estate Agents are proud to present this Commercial Premises available for Rent on the busy Lockwood Rd.

This former grill takeaway still has some furnishings and equipment which could be utilised, or is ripe for starting over with a fresh new venture.

The premises benefits from electric front shutters and is in a prime location next to a Bus Stop and the main amenities situated along Lockwood Road, with plenty of footfall and passing traffic & trade.

The premises consists of:  
Entrance, Main Shop Floor and Frontage with Seating & Table Area, LED lighting, Service & Till Counter Area, Kitchen Area to the Rear with plumbing for Gas and Water, Basement with Storage Room and Bathroom with Sink & WC and Separate rear entrance for deliveries/access.

Measurements:

Main Floor:  
Front/Reception: 4.34m x 4.36m  
Rear Kitchen : 3.8m x 3.2m

Downstairs/Basement:  
1st Room: 3.3m x 2.3m  
Rear Store Room: 4.4m x 3.8m  
WC : 1.5m x 1.0m

Please call us to arrange your viewing - we are open 24/7 to take your call!



Open House Huddersfield



| 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 |           |