Ref: SD 2510

Fabulous Restaurant - £80,000

Orient Express, 8 Gloddath Street, Llandudno

Our clients are looking to sell their fabulous restaurant which opens from 9am to 5pm, 7 days a week.
Available only due to other food related businesses which operate late.

PREMIUM
£80,000 PREMIUM

CALL US 01492 534881

St. Davids Commercial
Commercial House
17 Coed Pella Road
Colwyn Bay
Conwy
LL29 7BA
VAT Reg No. 490 1639 43

Tel: (01492) 534881
Email: anyone@stdavidsproperty.com
Web: www.stdavidsproperty.com

St Davids Property Management Ltd.
Address as Above
Co. Reg. No. 02625193

20 year lease from 2/06/2023.passsing rental £14150
Existing use is A3 only but excludes takeaway and fish and chip sales.

ACCOMMODATION

Ground floor extends in total to some 69.34m2 (755 square feet) which includes fitted kitchen, rear access, and at the front an area under the veranda for circa 16 covers, in total some 40 covers or thereabouts inside.

The business is profitable and available at a Premium Price of £80,000.00

Viewings Strictly By Appointment Only.

St David's Commercial has not tested any fixtures and fittings and cannot therefore guarantee they are in working order. Your home is at risk if you fail to keep up repayments on a loan or mortgage secured upon it.

MISREPRESENTATION ACT 1967 (Conditions under which particulars are issued). St Davids Commercial for themselves and the Vendors/Lessors of this property whose Agents they are given notice that these particulars do not constitute any part of an offer or contract, that all statements contained in these particulars as to this property are made without responsibility and are not to be relied on as statements or representations of fact and that they do not make or give any representation or warranty whatsoever in relation to this property. Any intending purchaser/lessees must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars. July 2023. Subject to contract.

PREMIUM

£80,000 PREMIUM