Restaurant

£27,500

Bellegrove Road, Welling, Kent, DA16 3PP

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Description

This unit was a former Santander Bank and occupies a good trading position along the busy Bellegrove Road, next door to Boots Opticians and close to other multiples including McDonalds, Lloyds Bank, Iceland, Poundland, KFC, the Library and Screwfix. Further along the High Street are Morrisons and Tescos with a variety of other retailers, banks, estate agents and restaurants nearby.

This unit benefits from Restaurant use with ancillary Takeaway and therefore will be of interest to many restaurant operators.

Laid out as a large open plan retail/banking hall area, with two private offices with demountable partitions that could be removed to create a larger open plan area, with further smaller rooms for storage/ancillary and a kitchen.

Lease: A new lease on terms to be agreed, subject to Landlords consent.

Planning: Restaurant with ancillary Hot Food Takeaway Use (E Class). All enquiries to Bexley Borough Council.

Deposit: Our client will require a rent deposit equivalent to one quarters rent.

Rateable Value is £15,750. Enquiries should be made directly to Bexley Borough Council for the rates payable figure.

Legal Costs: Each party to be responsible for their own legal costs.

Key Features

- Air Conditioning Unit (not tested)
- Suspended ceilings (some tiles missing)
- Good trading position
- Open plan Layout
- Extra offices
- EPC Rating C

GREYFOX
SALES & LETTINGS

Property Location

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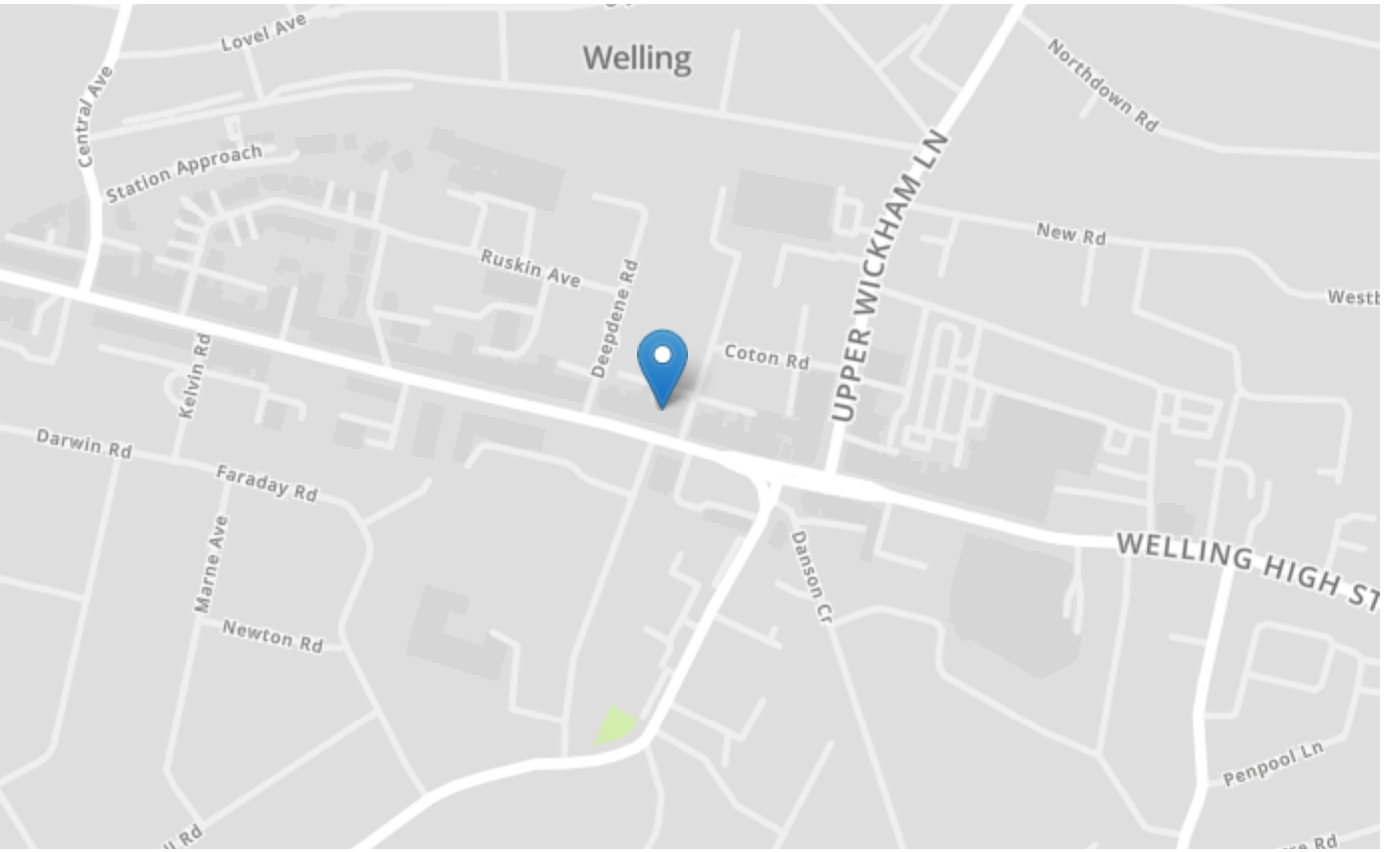

Tenure	Leasehold
Lease Term	£27,500 p.a.x
Ground Rent	N/A
Service Charge	N/A
Local Authority	
Council Tax	

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Agent Notes
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