



Call us on 01253 623486
or Fax: 01253 752068
Email info@kaysestates.co.uk
Web www.kaysestates.co.uk

COMMERCIAL ESTATE AGENTS

227/229 Church Street, Blackpool, FY1 3PB

Specialists for over 50 years in the sale and valuation of businesses, hotels and all types of commercial properties.

NB: The particulars set out in these details do not form part of an offer of contract. Any intending tenant/purchaser must satisfy self by inspection or otherwise as to their accuracy. Neither Kays nor the vendor has any authority to make or give any representation or warranty in relation to this property.



10 Bedroom Hotel

Reference: 009811

Price: £350,000 (Freehold)

Tenure Type: Freehold

DESCRIPTION: Substantial 3 storey period 10 bedroom hotel situated on the prestigious Esplanade overlooking the Irish Sea in the popular Seaside Town of Fleetwood in Lancashire. The hotel has been maintained to a very high standard throughout, retaining many of it's original features. Fully equipped to cater for 18 guests, 3 bedroom private accommodation. Strong trading accounts and needs to be viewed to be fully appreciated.

LOCATION: Impressive Hallway leading to: Beautifully appointed Guest Lounge with feature fireplace and chesterfield leather seating; Sun Lounge with wood effect flooring and patio doors; Bar Lounge Area with Bar and feature fireplace; Kitchen with a range of catering equipment and utensils to cater for all guests; Utility Room.

ACCOMMODATION

Ground Floor: Impressive Hallway leading to: Beautifully appointed Guest Lounge with feature fireplace and chesterfield leather seating; Sun Lounge with wood effect flooring and patio doors; Bar Lounge Area with Bar and feature fireplace; Kitchen with a range of catering equipment and utensils to cater for all guests; Utility Room.

Private Accommodation Situated Over 3 Floors: Lounge with wood effect flooring; Double Bedroom; Shower and Toilet; Staircase leading to First Floor;

Lower Ground Floor: Cellar Area.

First Floor: 5 en suite bedrooms (1 family, 2 double, 2 single); **Private Accommodation:** Bedroom; Staircase leading to Second Floor;

Second Floor: 5 en suite bedrooms (1 family, 2 double, 2 single); **Private Accommodation:** Bedroom;

Exterior: Garden area to the front with seating for guests, ginnell to the rear of the property.

SERVICES: The hotel has double glazing and gas central heating throughout.

Viewing STRICTLY BY PRIOR TELEPHONE APPOINTMENT THROUGH OUR OFFICE.

Wavecrest, 23 The Esplanade, Fleetwood, FY7 6HF

