

FOR SALE

SURREY HOUSE (HOTEL)
NORTHUMBERLAND AVENUE
BLACKPOOL
LANCASHIRE
FY2 9SB

- **NINE BEDROOM HOTEL**
- **SOUGHT AFTER AND CONVENIENT LOCATION**
- **UPGRADED & DECORATED TO A HIGH STANDARD**
- **WEALTH OF CHARM & CHARACTER**
- **ACCOUNTS AVAILABLE**
- **INTERNAL VIEWINGS ARE HIGHLY RECOMMENDED**

ASKING PRICE: OFFERS OVER £300,000



Duxburys
Commercial

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NORTHUMBERLAND AVE, BLACKPOOL

LOCATION

This hotel occupies a sought after location in north Blackpool. It is close to local shops and amenities. The promenade allows ease of access into Blackpool town centre and towards Bispham and Cleveleys.

DESCRIPTION

This hotel must be viewed internally to be appreciated and comprises:

- Nine trading bedrooms all of which are en-suite
- 4 star gold accredited
- The property has been extensively upgraded by the current owners and is impressive internally and externally
- There is off road car parking to the rear, a double sized garage and rear garden
- Extensive ground floor accommodation
- Private Lounge, two bedrooms and shower room
- Phase 3 electrics and updated electrics
- Owned by present owners for 18 years

ACCOMMODATION

Ground Floor: Porch, Sun Lounge, Inner Hall, Lounge Diner, Dining Room (caters for 20+), large fitted Kitchen, store.

Private Lounge, 2 no. bedrooms, shower room and store.

First Floor: Master Triple Room, plus 3 no. Triple Rooms.

Second Floor: Double bedroom, 3 no. Triple Rooms and feature bedroom that has two double beds.

All trading bedrooms are en-suite.

ADDITIONAL PHOTOS

Additional photos can be found to the back pages of the brochure.

EPC RATING

TBC

VAT

All prices quoted are exclusive of VAT but may however be subject to VAT at the prevailing rate.

VIEWING ARRANGEMENTS

Strictly via prior appointment through Duxburys Commercial on 01253 316919.

Disclaimer/ Planning Disclaimer

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Note: Duxburys Commercial has not made any investigations into the existence or otherwise of any issues concerning pollution and potential land, air or water contamination. The purchaser is responsible in making his own enquiries in this regard.





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