Flares

6 Tanner Row, York, YO1 6JB

MJB Commercial Property

FOR SALE

529.70 SQ M
(5,701.64 SQ FT)

OFFERS IN THE REGION OF £450,000

Established Late Bar Business

- Circuit Location
- 3am Licence 7 Days a Week
- Strong Student Population
- Potential for Living Accommodation

0114 282 3080
www.mjbcp.co.uk

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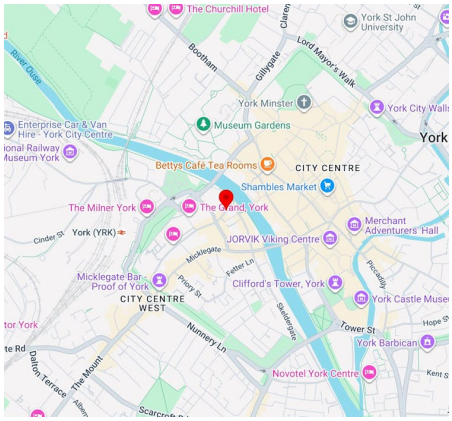


Summary

Available Size	529.70 sq m / 5,701.64 sq ft
Price	Offers in the region of £450,000
Rates Payable	£40,420 per annum Interested parties are advised to verify this information with the local Rating Authority.
EPC	EPC exempt - EPC has been commissioned, will be available in less than 28 days

Location

The property is situated in the heart of York City centre on Tanners Row between North Street and George Hudson Street, within a 10 minute walk of York Minster. Nearby pubs include the Hooting Owl and The Corner Pin together with the Malmaison and Radisson Hotels.

Description

The property comprises a three-storey detached public house of brick construction with a modern (1994) extension to the rear beneath a series of pitched tiled roofs. The ground and part first floor comprise a fully fitted bar with dance floors, DJ booths and seating areas. The remaining first and upper floors provide office and potential living accommodation (3 beds).

Accommodation

The trading accommodation comprises the following approximate gross internal areas:

Floor/Unit	Description	sq ft	sq m
Ground	Bar/Dance Floor/WC's	3,032.09	281.69
Mezzanine	Seating Area	206.45	19.18
1st	Bar & Dance Floor	1,481.11	137.60
Basement	Beer Cellar	981.99	91.23
Total		**5,701.64**	**529.70**

Fixtures & Fittings

The sale of the property will include trade fixtures and fittings which are in the absolute ownership of the Seller and in situ on completion. Any branded or leased items and any items owned by third parties will be excluded.

Premises Licence

It is understood that the property currently possesses a Premises Licence allowing the sale of alcohol from 10.00 to 03.00 Monday to Saturday and 11.00 to 03.00 on Sundays

Turnover

Historic trading information may be available to interested parties upon written request.

TUPE

Staff will transfer in accordance with the TUPE regulations (1 full-time, 10 part-time)

Terms

The property is being offered for sale freehold.

VAT

VAT is applicable on the sale of the property. VAT may not be applicable if the purchase is structured as a qualifying TOGC.

Anti Money Laundering

The Money Laundering Regulations require us to conduct checks upon all Purchasers, including Tenants. Prospective Purchasers will need to provide proof of identity and residence.

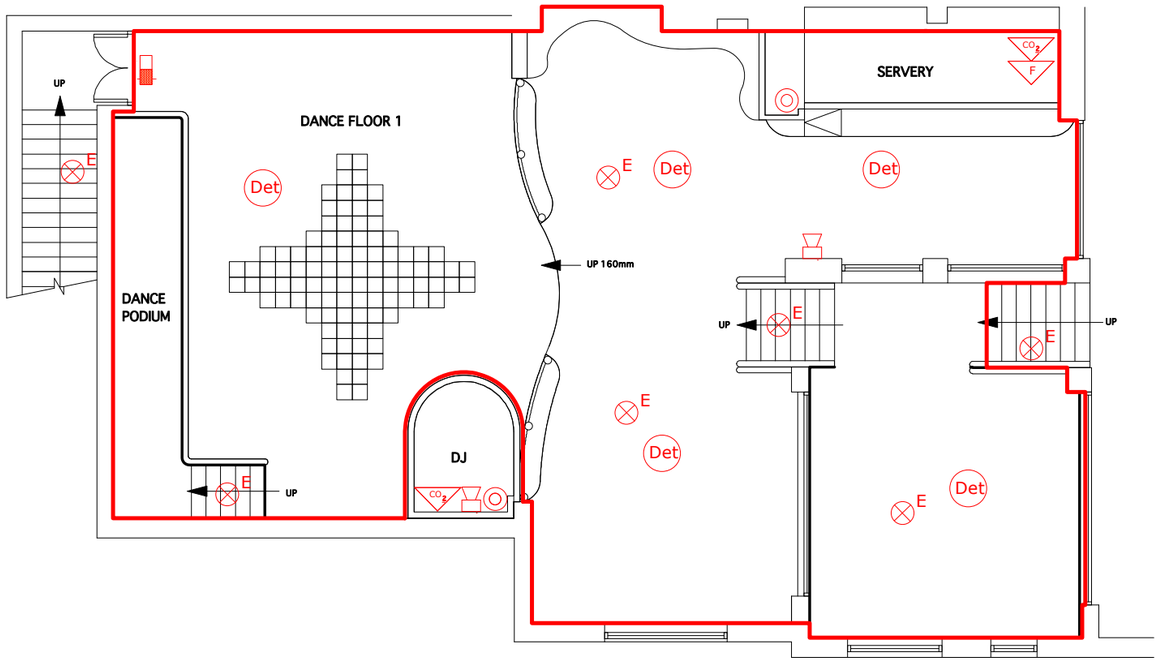
Viewings

Strictly by appointment via the sole agents

Matthew Barnsdale
07736 791146
mbarnsdale@mjbcp.co.uk

The above information contained within this email is sent subject to contract. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars. Generated on 08/06/2026

PROPOSED FIRST FLOOR LICENSING PLAN 1:100



LICENSING LEGEND

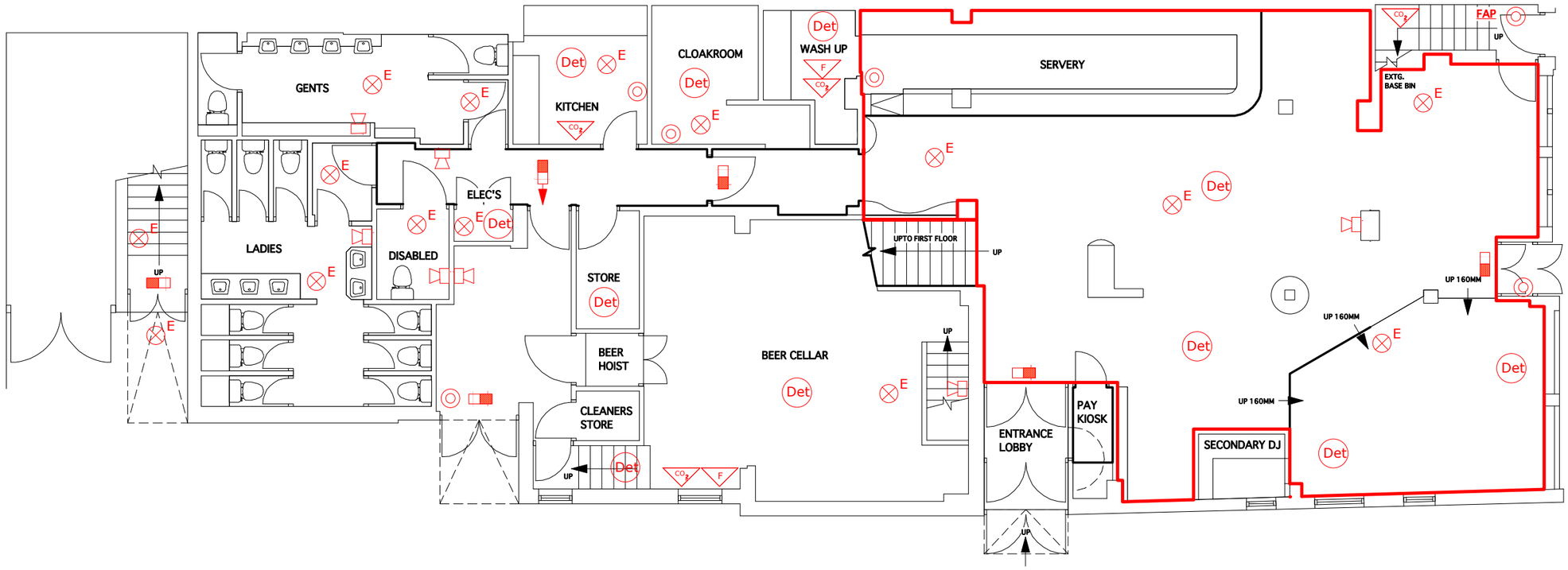
F	FOAM FIRE EXTINGUISHER	DP	DRY POWDER EXTINGUISHER
Det	AUTOMATIC FIRE DETECTOR		EMERGENCY EXIT LIGHT FITTING (DIRECTIONAL)
E	EMERGENCY LIGHT FITTING		EMERGENCY EXIT LIGHT FITTING
	FIRE ALARM SOUNDER		
	MANUAL CALL POINT	W	WATER FIRE EXTINGUISHER
CO_2	CARBON DIOXIDE FIRE EXTINGUISHER	FAP	FIRE ALARM PANEL
		FB	FIRE BLANKET

LICENSING KEY:

PROPOSED LICENSED AREA DENOTED BY RED OUTLINE

"ANYTHING SHOWN ON THIS PLAN WHICH IS NOT REQUIRED BY THE PLAN REGULATIONS IS FOR ILLUSTRATIVE PURPOSES ONLY, AND **DOES NOT** FORM PART OF THE LICENCE".

THE LOCATION & TYPE OF ANY FIRE SAFETY AND ANY OTHER SAFETY EQUIPMENT WILL REMAIN AS EXISTING.
THIS MAY BE VARIED FROM TIME TO TIME WITH THE AGREEMENT OF THE FIRE OFFICER OR AFTER FIRE RISK ASSESSMENT.



PROPOSED GROUND FLOOR LICENSING PLAN 1:100

-1m 0 1m 2m 3m

client
STONEGATE

project
FLARES YORK

drawing
PROPOSED GROUND & FIRST FLOOR LICENSING LAYOUT

drawing no	JS/214/999	scale	1:100
date	13/10/18	drawn	JAM

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