28 BEACON GROVE, CARSHALTON, SURREY, SM5 3BA

£15,000 Per Annum

CHRISTOPHER ST. JAMES
Established 1976
Residential / Commercial / Land & Development

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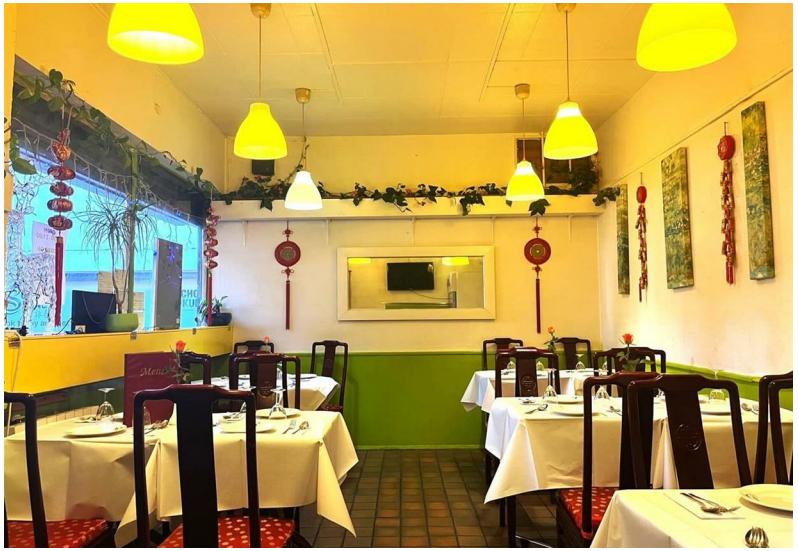

Full Description

The restaurant occupies double-fronted premises extending to approximately 1,100 sq ft arranged over two floors, benefitting from security shutters and a CCTV system.

The ground floor provides a dining area of approximately 600 sq ft, offering seating for around 30 covers.

To the rear is a separate, fully equipped commercial kitchen, fitted with a stainless-steel extractor system, 6-burner wok hob, griddle, oven, rice cookers, microwave, a range of freezers and refrigerators, stainless-steel preparation tables, double sink and drainer, and additional ancillary equipment.

The first floor extends to approximately 500 sq ft and comprises two WC's and two storerooms

This well-established Chinese restaurant is offered for sale, the business is offered at £59,950, to include goodwill, fixtures and fittings.

Location

28 Beacon Grove is located in Carshalton, Surrey, an established and well-connected area within the London Borough of Sutton. The property benefits from good public transport links, with several bus routes operating within close proximity, providing regular services to Carshalton, Sutton, Wallington and surrounding areas. Nearby rail stations, including Carshalton and Carshalton Beeches, offer frequent services into Central London.

Terms

Lease Assignment with 7 Years remaining

Rent: £15,000p/a

Premium: £59,950

Rates

Interested parties are advised to make their own enquiries with the local rating authority.

Viewing

Contact sole agents Christopher St James 020 8296 1270

THE SMALL PRINT

Christopher St James, our clients and any joint agents give notice that:
1) They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
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