



Leasehold/Freehold Bar/Restaurant

10-12 Low Pavement, Nottingham, NG1 7DL

Prime Nottingham Restaurant / Bar Building Available On A New Lease or FREEHOLD

4,411.80 sq ft
(409.87 sq m)

- Prime Location
- Nil Premium
- Midnight Licence
- FREEHOLD Available
- E Class Use
- Good Nearby Operators

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Summary

Available Size	4,411.80 sq ft
Rent	£85,000 per annum
Business Rates	Upon Enquiry
EPC Rating	Upon Enquiry

Description

The unit is in an excellent state of repair, having recently been trading as a restaurant/bar called Tomahawk. Arranged over the whole building with dining space for approximately 150 covers.

Location

The subject property occupies a prominent position on Low Pavement in Nottingham, home to a large student population, with a strong nightlife circuit. The surrounding area is known for its fashionable retail, restaurants and lively bars. Nearby operators include Baresca, Magic Garden, Coco Tang, Cartwheel Coffee, Piccolino, as well as a host of national and independent food and drink operators. Nottingham station is only a 8 minute walk (0.4 miles).

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground	1,793	166.58
1st	967.70	89.90
2nd	871.90	81
3rd	30	2.79
Basement	749.20	69.60
Total	4,411.80	409.87

Tenure

New lease available, terms to be agreed. Freehold also available- Price on Application.

Rent

Offers in the region of £85,000.

Premium

Nil Premium.

VAT

All prices quoted may be subject to VAT if applicable.

Licence / Planning

E Class with the sale of alcohol until midnight every day of the week.

Holding Deposit

A holding deposit will be required to secure the property; the deposit will buy a period of exclusivity and will be held in the CDG Leisure client account.



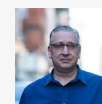
Viewing & Further Information



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