



A TWO STOREY TURN KEY BAR LOCTED IN THE HEART OF SHAW. THE PROPERTY IS LET FULLY KITTED OUT AND WOULD BE AN IDEAL BAR WITH FUNCTION ROOM

1 Milnrow Road

Shaw, Oldham, OL2 8AP

Bar / Club

TO LET

715 sq ft

(66.43 sq m)

- FULLY KITTED OUT BAR
- LOCATED IN THE HERAT OF SHAW
- SET OVER TWO FLOORS
- £5,000 DEPOSIT ON MOVING IN

1 Milnrow Road, Shaw, Oldham, OL2 8AP

Summary

Available Size	715 sq ft
Rent	£900 per month
Rates Payable	£4.47 per sq ft If you qualify for small business rates relief, rates payable will be zero
Rateable Value	£6,400
Service Charge	N/A
VAT	Not applicable
Estate Charge	N/A
EPC Rating	C (68)

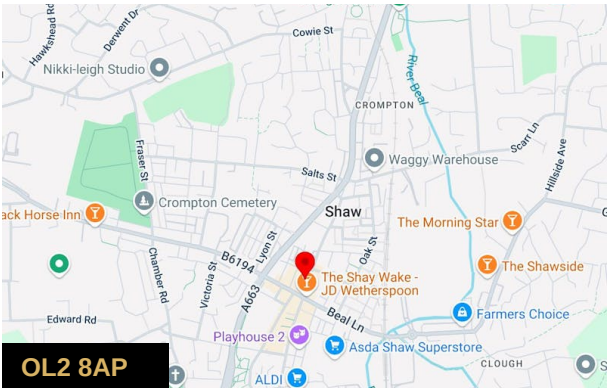
Description

An ideal opportunity located in the heart of Shaw. The property is set over two floors and is fully kitted out as a bar with many additional extras, making it a turn key operation for someone looking to open a bar or bar with function suite.

The premises is set over two floors with a bar area to the ground floor, W.C. and beer cellar. The first floor has a further seating area and W.C.. The premises is fully kitted out and as such the owner will require a £5,000 deposit on moving in. It will be a turn key operation and some of the equipment included is:

- Bar area with sink, glasses, four beer pumps, fridges, shelving and music system with speakers.
- Ground floor with tables, chairs, televisions which are linked to the karaoke I pads which are also included.
- Cellar area with lines for the beer pumps & connections to barrels, cellar cooler and ice machine.
- First floor area with further televisions which are linked to the upper floor karaoke machines and speakers.

This is a great opportunity for someone looking to open a bar, or function suite. For further details and viewings, please contact Pearson Ferrier on 0161 764 4440.



Viewing & Further Information

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