

**Photex Drug Store
220 North Promenade
Blackpool**

REF: 0RL070M

- * Licensed Souvenir Gift Shop
- * North Shore Blackpool
- * Busy Promenade Location
- * Prominent Corner Position
- * Established Business Since 1987
- * Strong Trading Accounts
- * Priced to Sell
- * Reduced for Quick Sale
- * Stock is Optional
- * Forecourt Trading
- * Excellent Potential
- * Viewing Recommended



DESCRIPTION: Kenricks Commercial are delighted to offer this well-known and popular Licensed Souvenir and Gift Shop for sale.

The premises are situated in the prominent corner position on the busy North Promenade in Blackpool.

The business sells a range of souvenirs, gifts, wines, beers, spirits, tobacco, toiletries, sweets and chocolates.



Ground Floor (approx. 818 sq. ft.)

Open plan main shop with suspended ceiling, with a range of free-standing shelving units and display stands.

Counter with electronic till and CCTV monitor.

Stockroom.

Kitchen.

Lower Ground Floor

Cellar area.

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EXTERIOR: Large forecourt area.

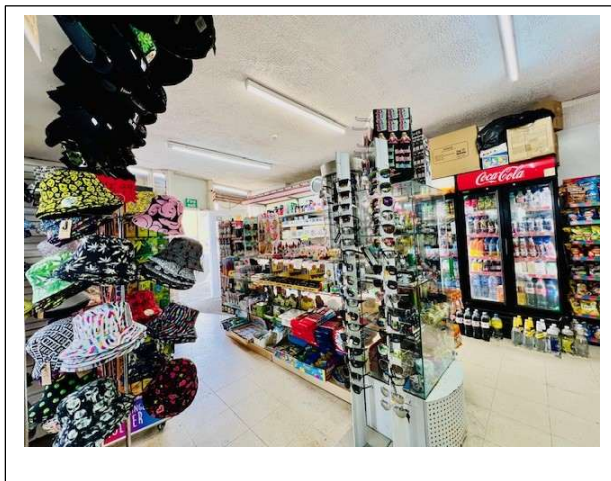
HOURS: Current seasonal trading hours, 9am – 10pm. 7 days a week. Current Out of season Saturday 9am – 9pm, Sunday 9am – 1pm.

BUSINESS: Accounts on application.

TENURE: Leasehold – We are informed there will be a new 3-7 Year Renewable Lease available at a Rent in the region of £12,000 per annum.
The incoming tenant maybe responsible for the Landlord's Legal Fees in this transaction.

PRICE: £10,000 Ingoing S.A.V. Optional.

VIEWING: By appointment through Kenricks 01253 420420.



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