Blackpool North Hotel
41-43 Banks Street
Blackpool

REF: 00H510M

* **17 Bedroom Licensed Hotel – 5 En-Suite plus Apartment**
* **North Shore, Blackpool**
* **Close to Town Centre and Entertainments**
* **Prominent Corner Position**
* **Catering for 50 Guests**
* **Fully Fitted Themed Bar**
* **Priced to Sell**
* **Strong Trading Accounts**
* **1 Bedroom Private Accommodation**
* **Parking for 10 Motor Vehicles**
* **Viewing Highly Recommended**

DESCRIPTION: **FOR SALE BY AUCTION On behalf of Pattinson Auctions,** Kenricks are delighted to offer this well-known and popular 17 Bedroom hotel with Licensed Public Bar and Entertainment Licence for Sale.

This substantial corner property is situated in a highly sought-after location at the junction of Lord Street and Banks Street and is within close proximity to Blackpool North Station, Town Centre and Beach.

<u>Ground Floor</u>
Hallway.
Fabulous Themed Bar Lounge with elevated games area, feature bar, lounge with leather seating and pool table.
Dining Room with seating for 20 diners.
Kitchen with range of catering equipment which caters for all guests with a 5-star FSA hygiene rating.
Office
Toilet

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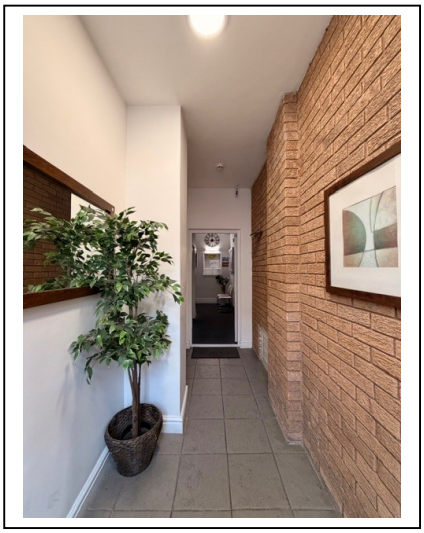
First Floor
Private Accommodation
Master Bedroom with wood effect flooring
Bathroom comprising 3-piece suite
Utility Room
Patio
Rear flat roof area

Family Suite comprising of:
1 Family Bedroom, 1 Double Bedroom and 1 Bedroom with Bunkbeds - En -Suite & Kitchenette
2 Double Bedrooms Both En-Suite
Shower and Toilet
Toilet

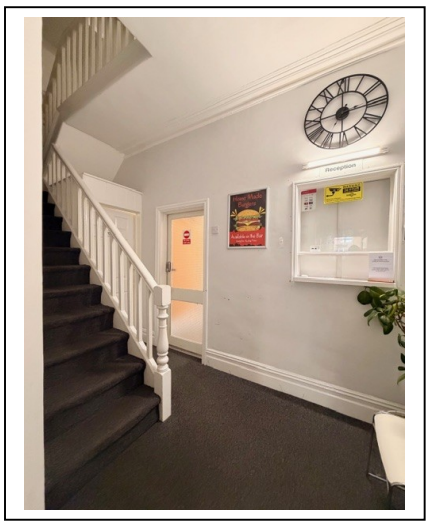


Second Floor
2 Family Bedrooms
2 Double Bedrooms – Both En-Suite.
1 Double Bedroom

Third Floor
2 Family Bedrooms
3 Double Bedroom
1 Single Bedroom
Shower and Toilet

AGENTS NOTES: The Hotel is centrally heated and has double glazing.
All Letting Bedrooms have T.V.'s, room refreshments, L2 Fire Alarm System & 20 camera CCTV system.
The inventory will remain in the possession of the landlord

EXTERIOR: Yard at rear with storage sheds and vehicular access. Car park to the rear with parking for 1 motor vehicles. Car park to the front with parking for up to 9 motor vehicles



BUSINESS: Accounts on application. The bar is open to the public until midnight on weekdays and 2am on weekends. The business is currently fully operational and ready to trade from day one, all fixtures and fittings needed to trade included in the sale

TENURE: **Freehold**

STARTING BID: **£295,000**

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<u>VIEWING</u>: By appointment through Kenricks 01253 420420