

Retail | Eateries | Pubs | Leisure | Care | Hotels



## Lonsdale Stores

4 Lonsdale Terrace, Jesmond, Newcastle upon Tyne NE2 3HQ

- Turnover circa £6,000 per week
- Unit has A3 Restaurant Use
- Floor Area 81.7 sq. m. (879.5 sq. ft.)
- Densely Populated Area
- Alcohol, General Grocery's & Tobacco
- Long Established Business
- New Flexible Lease Terms
- Rent £18,000 per annum

**Leasehold £35,000 + plus stock**

Ground Floor, Newcastle House, Albany Court,  
Newcastle Business Park, Newcastle upon Tyne NE4 7YB  
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# BUSINESS FOR SALE

## Location

The business is situated on Lonsdale Terrace, Jesmond Newcastle upon Tyne. It is a densely populated area made up of young professionals, families and students.

## Description

The business is situated on the ground floor of a two storey end terrace brick building with pitched slate roof. The business has a floor area circa 81.71 sq. m. (879.5 sq. ft.) consisting open plan retail area, store room, kitchen and w/c facilities.

## The Business

Lonsdale Stores is a well-established business having traded from this location for many years. It is therefore well known and well regarded with regular and long standing customers as well as passing student trade. It is being placed on the market as our client wishes to retire.

The business offers an excellent range of goods including tobacco, beers, wines and spirits, confectionary, frozen goods, dairy products along with a large selection of other household goods.

## Use Class

We have verbally been informed the property has A3 Café and Restaurant consent.

## Opening hours

Monday – Sunday 10:00am – 11:00pm

## Staff

The business is owner operated.

## Trading Information

We are verbally informed that the business is turning over circa £6,000 per week.

## Tenure

Leasehold – A new lease is available, terms and conditions to be agreed.

## Rent

£18,000 per annum

## Rateable Value

The 2017 Rating List entry is Rateable Value £8,300

## Viewing

Strictly by appointment through this office.

## Important Notice

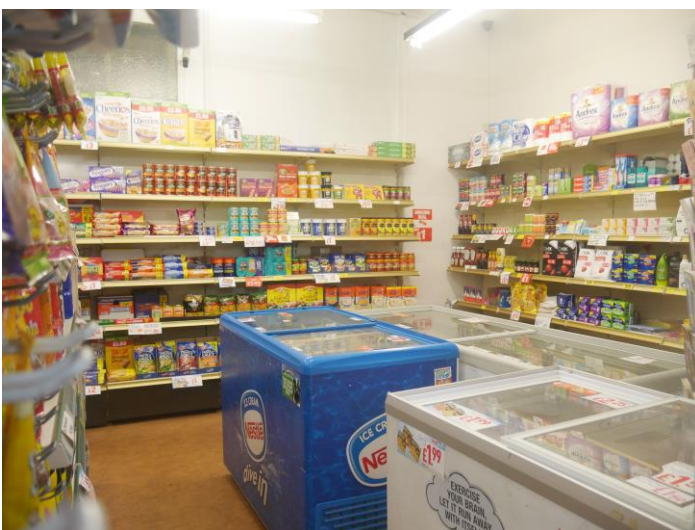
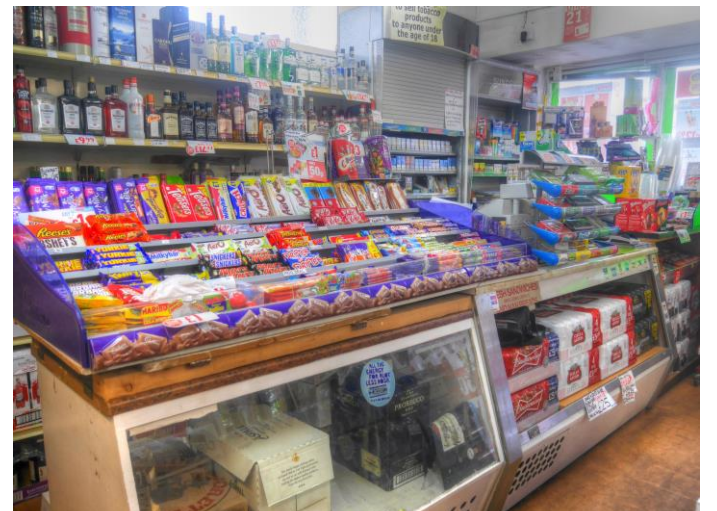
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**Ref G458**

**Updated: October 2017**

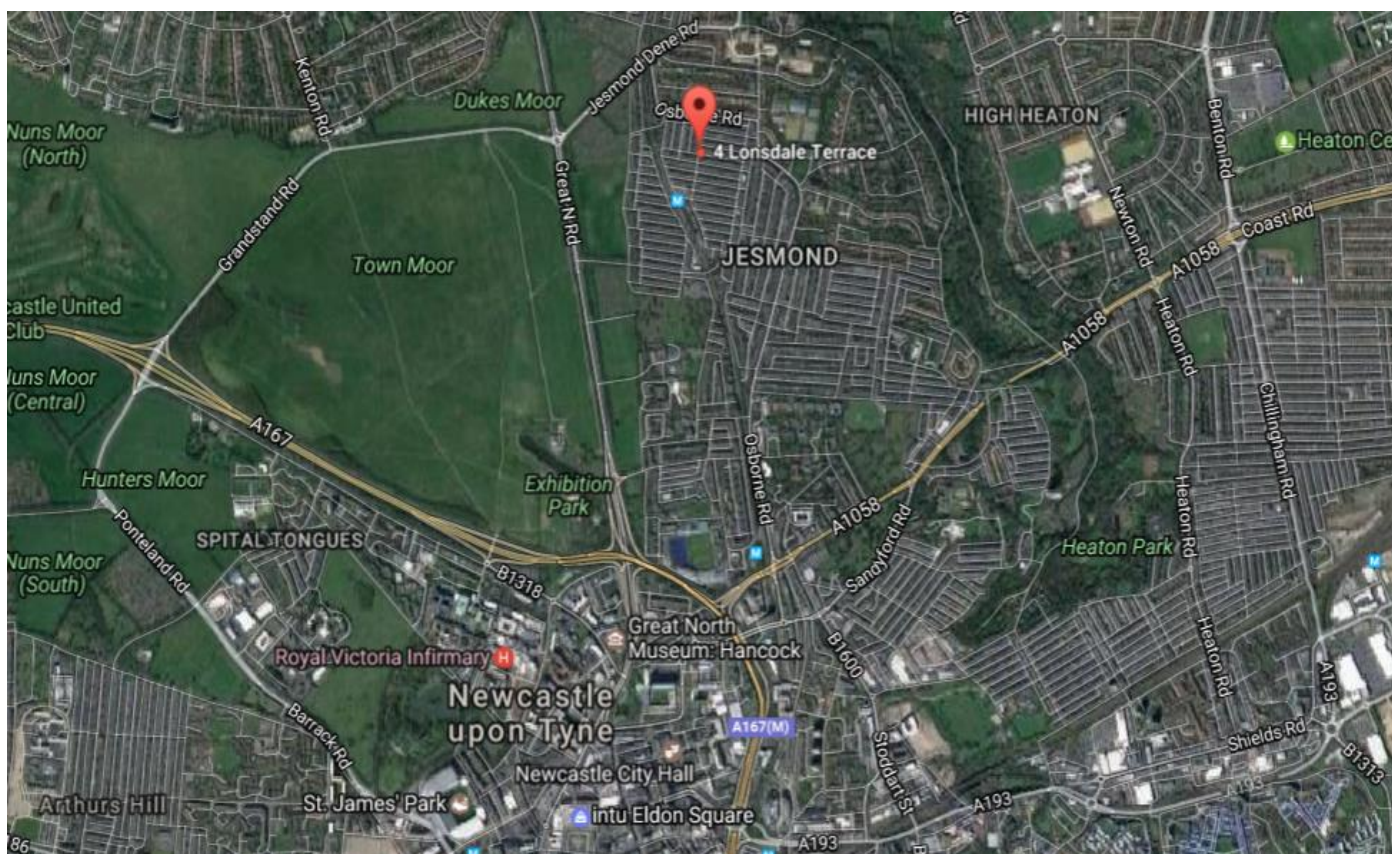


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