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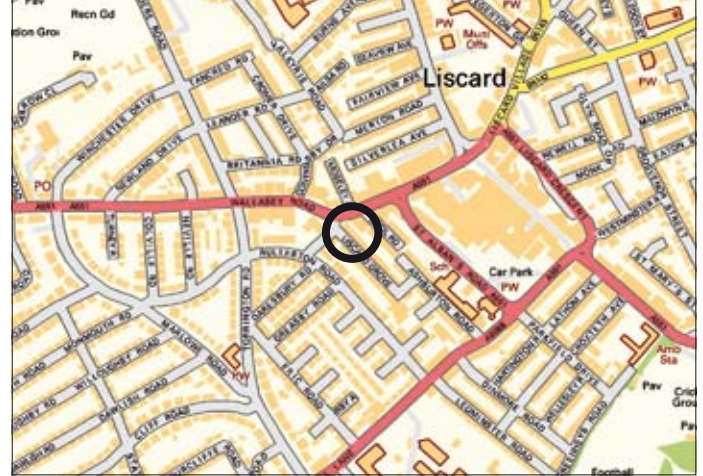
# 49 Wallasey Road, Wallasey, Merseyside CH45 4NN

VACANT COMMERCIAL

Guide price **£150,000+**



**A two storey end of terraced property currently let on a 5 year lease at a rental of £26,000 per annum. (£400 per week for year 1 and £500 per week for the 4 remaining years). The property is trading as Vino Vino Italian Restaurant and the sale will include all fixture and fittings. To the upper floor there is accommodation which could be converted to provide a one-bedroomed self contained flat and is currently being used for storage.**



Not to scale. For identification purposes only

### **Situated**

Fronting Wallasey Road in a very prominent and busy main road position.

### **Outside**

Yard to the Rear.

### **Ground Floor**

Restaurant for 50 covers, Bar Area, Kitchen, Preparation Room.

### **First Floor**

Ladies & Gents WCs, three Rooms.