

bothams

1871



19 Pottery Lane East, Chesterfield, S41 9BH

Offers In The Region Of £225,000





19 Pottery Lane East

Chesterfield, S41 9BH

- Prominent detached Public House
- Excellent corner position with grounds, gardens and car parking
- Ideal for continued use as a public house with scope to develop
- Free of tie - long leasehold opportunity
- Exceptional Opportunity for redevelopment either commercially or residentially
- Large three-bedroom flat above

An increasingly rare opportunity to acquire a substantial and prominent public house set within its own grounds with parking and gardens, ideal for continuance as a public house, restaurant or similar, or for alternative uses/ redevelopment subject to planning and building regulation approval.

A viewing is essential to appreciate the size and potential of the accommodation on offer.

Please note the property is elected for VAT, so the sale price is subject to VAT at the prevailing rate.



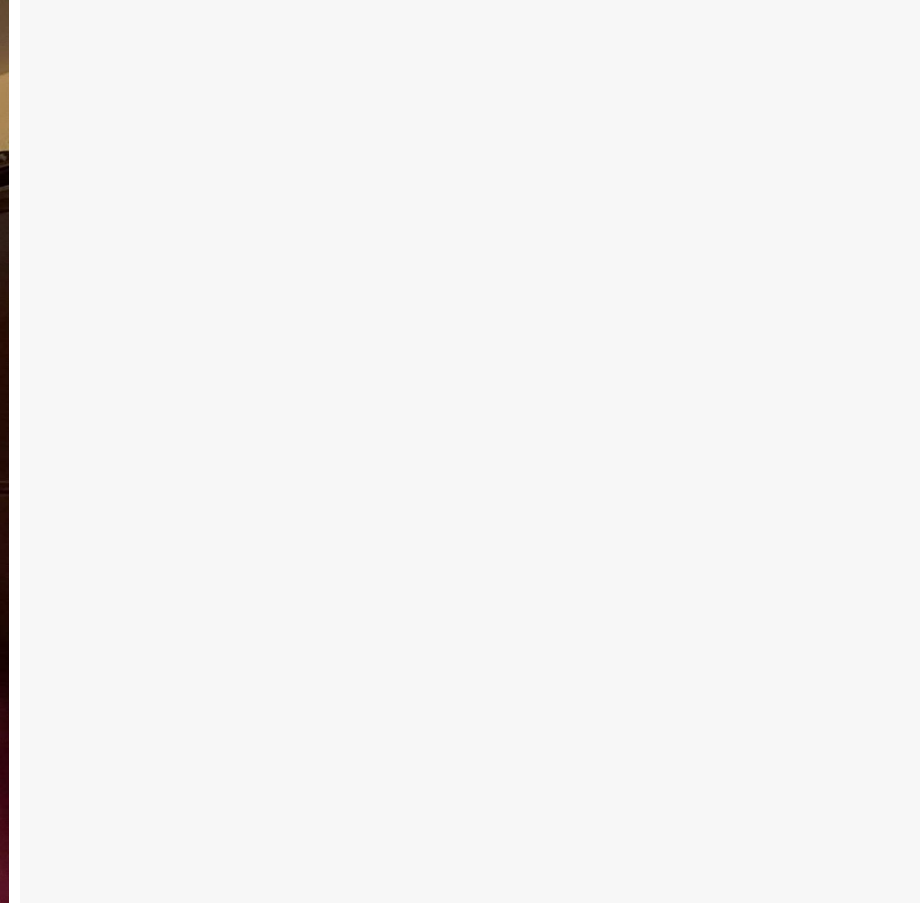
The Junction Inn

The Accommodation

Potential

Key Information





Directions





PHOTOGRAPHY



THA T055



Table with four chairs and green coasters.

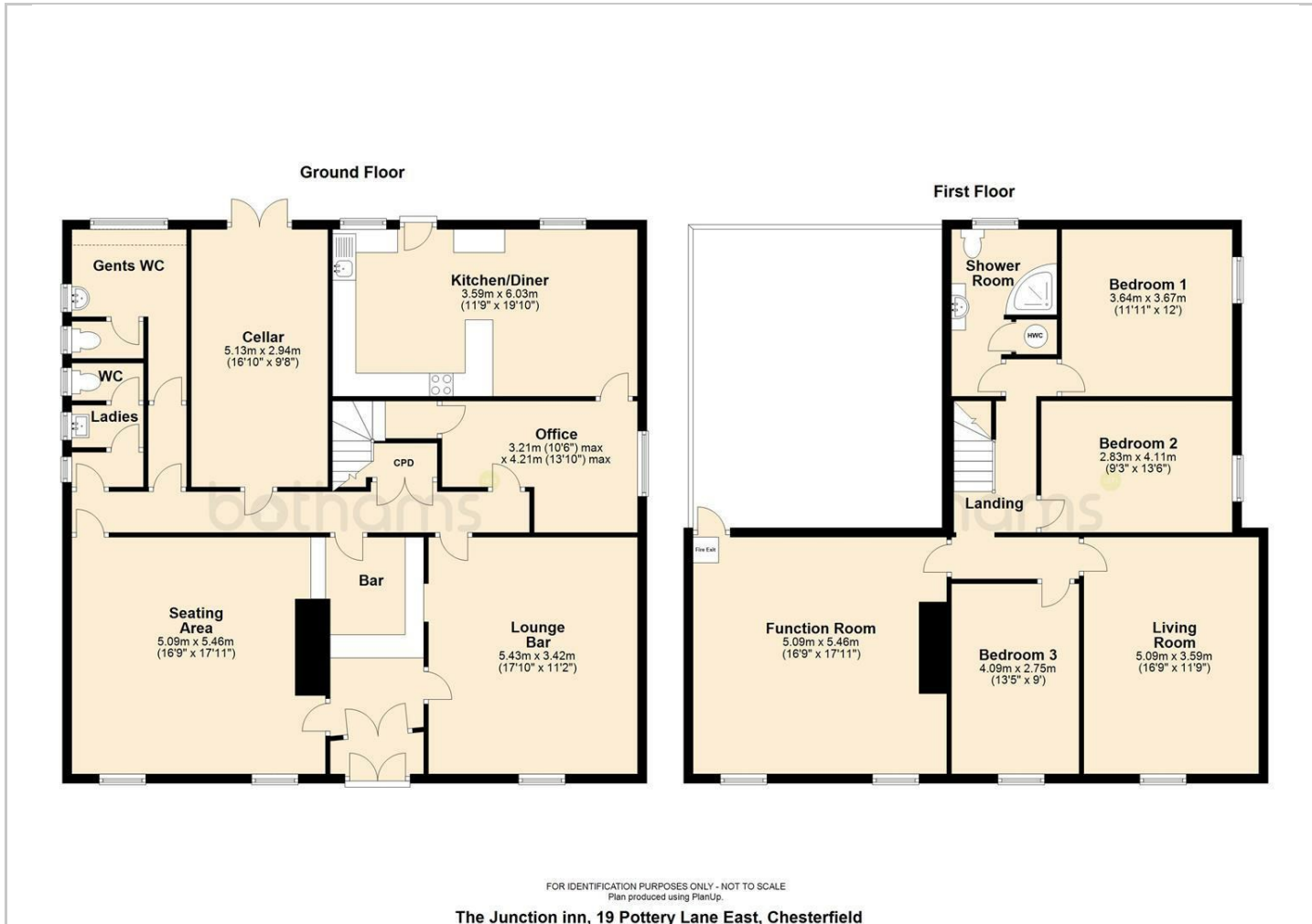
Small wooden table with two chairs.

Small round table with a chair.

Table with two chairs and green coasters.

Table with two chairs and blue coasters.

Floor Plans



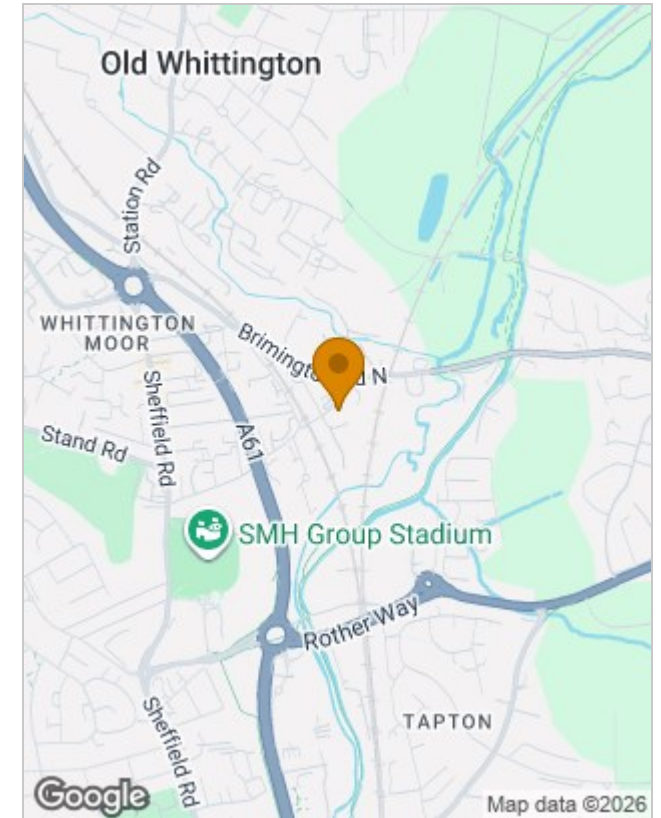
Viewing

Please contact our Chesterfield Commercial Office on 01246 233121 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Ravenside House 46 Park Road, Chesterfield, Derbyshire, S40 1XZ
Tel: 01246 233121 Email: enquiries@bothams.co.uk

Location Map



Energy Performance Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	