

FOR SALE

DALEWOOD
23 TYLDESLEY ROAD
BLACKPOOL
FY1 5DH



**Duxburys
Commercial**



PRICE: £115,000

- LIC 10 BEDROOMS (6 EN-SUITE)
- WITHIN CLOSE PROXIMITY TO THE PROMENADE & AMENITIES
- PRIVATE ACCOMMODATION
- L2 FIRE SYSTEM
- OFFERS POTENTIAL

DALEWOOD HOTEL, 23 TYLDESLEY ROAD, BLACKPOOL

LOCATION

This hotel occupies a central town position within walking distance of the Promenade and a multitude of tourist attractions. Within close vicinity is the Sandcastle Complex, Pleasure Beach, Blackpool town centre and Blackpool Tower.

DESCRIPTION

This hotel offers a variety of trading bedroom accommodation to include double and single rooms. Additional accommodation includes a Bar/Lounge, Dining Room and Kitchen.

The hotel benefits from a L2 Fire System

One on the Lower Ground Floor is a studio flat to include a rear Lounge, Bedroom and Bathroom which would make ideal private accommodation.

DIRECTIONS

Proceed southwards along the Promenade and just prior to the Manchester Public House turn left into Rigby Road and left again into Tyldesley Road. The property can be found on the left hand side.

EXTERIOR

Rear yard

RATES

Rateable Value £4,850 (taken from the VOA website 4/6/2009)

ACCOMMODATION

Lower Ground Floor:

Dining Room

Studio Flat to include Rear lounge, Kitchen, Bedroom and Bathroom

Ground Floor:

Bar/Lounge, Double Bedroom en-suite

First Floor:

2 x Single Bedrooms En-Suite

2 x Double Bedrooms En-Suite

Second Floor:

3 x Single Bedrooms

2 x Double Bedrooms En-Suite

W.C.

Viewing:

Strictly by prior arrangement through our office

Disclaimer:

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