



Blyth Boathouse

South Harbour, Blyth, Northumberland, NE24 3PA

- Fantastic Restaurant/Café Opportunity
- Situated on Quay Road, Blyth
- Floor area 251.83 sq.m. (2,711 sq.ft.)
- Huge Investment in the Area
- Unique Sea Views with Riverside Decking for Alfresco Dining
- Space for circa 200 Covers
- New Lease Terms Available

Rent £20,000 (+ 2% annual turnover)

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Location

The unit enjoys a wonderful position on Quay Road, Blyth overlooking the North Sea. Blyth Town Centre is circa 0.5 miles with Newcastle City Centre circa 14 miles. There is ample parking directly in front of the business.

Description

We are pleased to bring to the market this fantastic restaurant opportunity, with amazing views, of the sea.

There has been a substantial amount of investment in the immediate area, with the new £15m+ Energy Central Learning Hub (ECLH) recently opening, bringing in a great amount of jobs and students, that would benefit from a food business on their doorstep.

It also promises huge potential in terms of attracting additional trade from visitors to the new visitor centre and conferences for up to 250 people.

The fully equipped restaurant/café offers space for circa 200 covers and houses a riverside decking area, with views over the sea and river.

Area

Area	sq. m.	sq. ft.
Restaurant / Bar Area	75.36	811.25
Kitchen	35.74	384.78
Store / Walk-in Fridge	15.66	168.62
Reception	10.14	109.21
Prep Kitchen / Store	17.26	185.81
Function Room / Store	60.91	655.65
Drinks Store	30.47	328.07
Ladies W/C Facilities	3.11	33.51
Men's W/C Facilities	3.18	34.29
Total	251.83	2,711

Rent

£20,000 per annum
Plus 2% of annual turnover

Viewing

Strictly by appointment through this office

Rateable Value

The 2023 Rating List entry is Rateable Value £12,750

Important Notice

1. Particulars above are not a contract or offer or part of one. You should not rely on statements by Rook Matthews Sayer in the particulars or by word of mouth or in writing as being factually accurate about the property/business, its condition or its value. Rook Matthews Sayer has no authority to make any representations about the property, and accordingly any information given is entirely without responsibility. Any reference to alterations to, or use any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.
2. The photographs show only parts of the property as they appeared at the time taken.
3. Any areas, measurements and distances given are approximate only.

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