



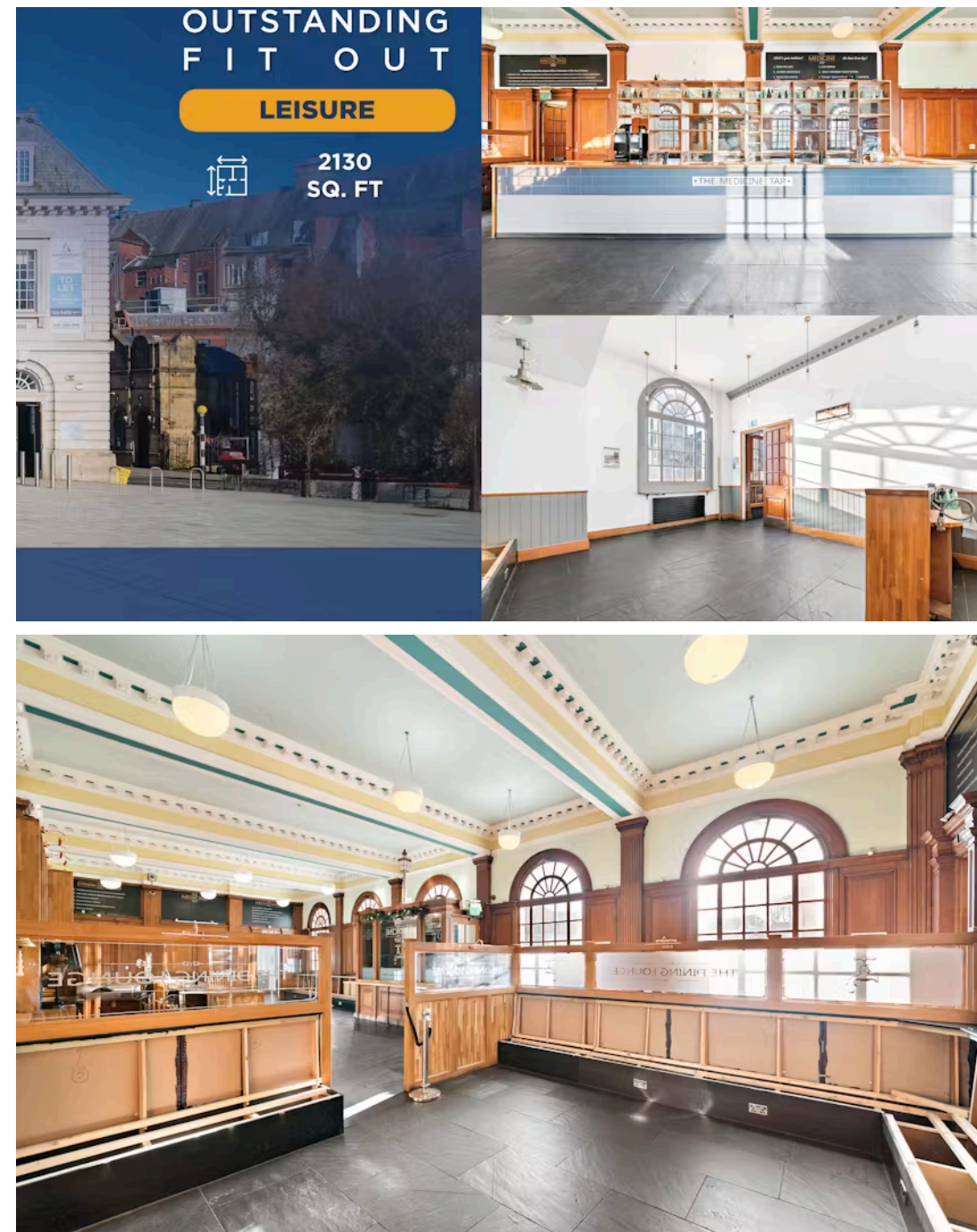
CHARACTER PUB AND RESTAURANT

SUMMARY

- Ready For Occupation
- Central Location
- High Spec Fit Out
- Character Building

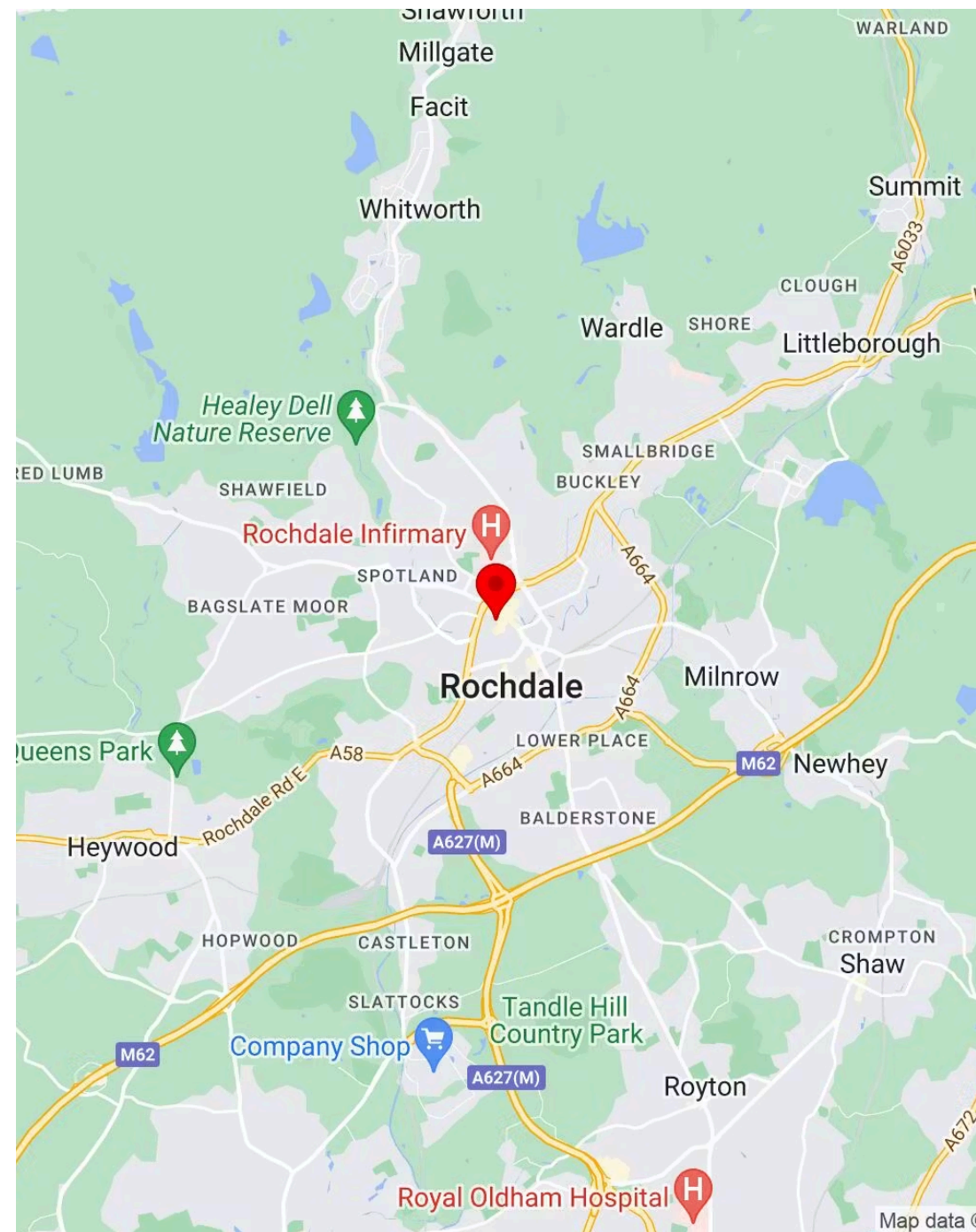
DESCRIPTION

No. 2 The Esplanade is located in Rochdale Town Centre facing Rochdale Town Hall and only 50 metres from Yorkshire Street. This licensed premises benefits from a high specification public house fit out, ready for immediate occupation.



LOCATION

No. 2 The Esplanade is located in Rochdale Town Centre facing Rochdale Town Hall and only 50 metres from Yorkshire Street, the Town's main shopping area and 250m from the recently built bus and tram interchange. Rochdale Town Centre has recently commenced a long term regeneration project which has already seen the completion of a £50 million new council office and library at Number One Riverside on the banks of the River Roch. The Rochdale Borough Renaissance Masterplan will see the Town Centre undergo a radical scale of regeneration transforming the borough into a thriving place to live, work and do business.



No.2 The Esplanade, The Esplanade, Rochdale, OL16 1AE



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AVAILABILITY

NAME	SQ FT	RENT	SERVICE CHARGE	AVAILABILITY
Ground - Ground Floor	2,130	£2,130 /month	£1,065 /month	Available
Total	2,130			

LEASE TERMS

New Lease

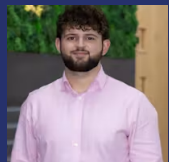
SERVICE CHARGE

£15,369 per annum

AVAILABILITY

Available Immediately

TO ARRANGE A VIEWING, PLEASE CONTACT



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CHARACTER PUB AND RESTAURANT

