



TAYLOR SON & CREBER

CONSULTANT SURVEYORS



HEADLINE HAIR, 11 STUART ROAD, PENNYCOMEQUICK, PLYMOUTH, PL3 4EB

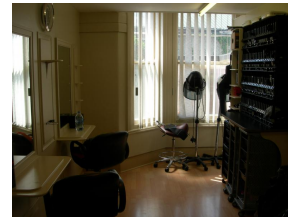
£27,500 (Leasehold)

THIS BUSINESS HAS BEEN RUN UNDER MANAGEMENT FOR MANY YEARS AND WOULD MAKE AN IDEAL FIRST TIME BUSINESS. VIEWING IS HIGHLY RECOMMENDED.

£27,500 LEASEHOLD + SAV

Ref No. TSC0996

Headline Hair
11 Stuart Road
Pennycomequick
Plymouth
PL3 4EB



Tel: **01752 20 20 35**
www.taylorcreber.co.uk



Applicants are requested to make appointments to view and conduct negotiations through the Agents. No responsibility can be accepted for any expense incurred by fruitless journeys.

Messrs Taylor Son & Creber for themselves and for the vendors or lessors of this property whose agents they are give notice that: i) the particulars are set out as a general outline for the guidance of intending purchasers or lessees and do not constitute nor constitute part of an offer or contract; ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; iii) no person in the employment of Messrs Taylor Son & Creber has any authority to make or give any representation or warranty whatever in relation to this property.



Accommodation:

Main salon 4.16m x 5.24m approx Rear room 5m (into bay) x 3.5m

In total there are 6 cutting stations and 2 wash out stations.

Staff:

1 full time and 1 part time stylist plus 1 junior apprentice. The current Manager will not be staying.

Lease:

12 year lease from March 2002 with 3 yearly rent reviews.

Rent:

£2,950 pa (£246 per month)

Rates:

Rateable value on the 2005 list £2,375.

Price:

£27,500 for the lease, and fixtures and fittings plus stock at valuation.

Viewing:

Strictly by prior appointment with the Agents Taylor Son & Creber 01752 202035

VAT:

All prices and rents quoted are exclusive of VAT where chargeable.