



Charles Louis Commercial

4 Bolton Street

Ramsbottom

Bury

BLO 9HX

# CHARLES LOUIS

C O M M E R C I A L

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## White Rabbit Peel Brow

Ramsbottom, Bury, BL0 0AA

Price guide £900,000



# White Rabbit Peel Brow



## Description

**\*\*POTENTIAL DEVELOPMENT OPPORTUNITY\*\*** Formally the site of *Hearth of the Ram*, this distinguished commercial pub and restaurant property is located in a vibrant and historic village of Ramsbottom

This exceptional establishment is ideal for entrepreneurs and restaurateurs looking to establish a premier dining and bar experience in a highly sought-after location. May suit other uses, subject to planning.

The property enjoys excellent visibility and foot traffic. It is conveniently situated near sought-after local housing stock within the bustling community and close to the centre of the village.

The town's charm and accessibility make this property a desirable destination for both locals and visitors. The property features spacious and tastefully designed interiors that create a welcoming ambiance and atmosphere. The main dining area offers ample seating, complemented by natural light and stylish décor, perfect for a sophisticated dining experience. The bar area is well-appointed, providing a comfortable and inviting space for patrons to enjoy a drink.

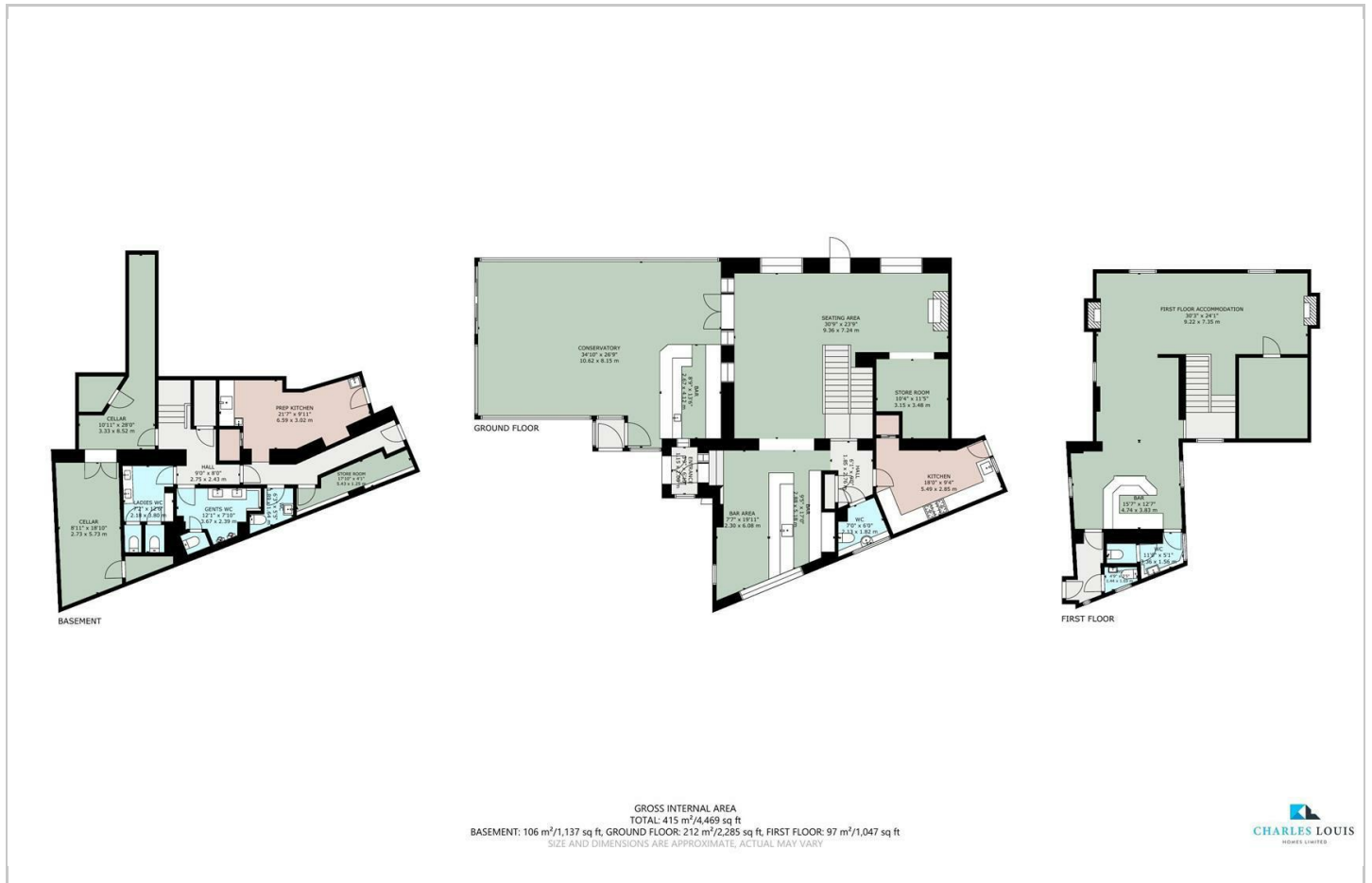
The property boasts a state-of-the-art commercial kitchen, fitted with high-quality appliances and ample

- Vibrant bar & restaurant in Ramsbottom Town Centre
- Excellent local and tourist customer potential
- Formally the site of *Hearth of the Ram*
- Outstanding outdoor seating and car park
- Excellent Visibility and Foot Traffic
- May suit redevelopment, subject to planning
- A mix of superb modern and traditional design
- Purchase guide price £900,000 / £55,000 pa leasehold

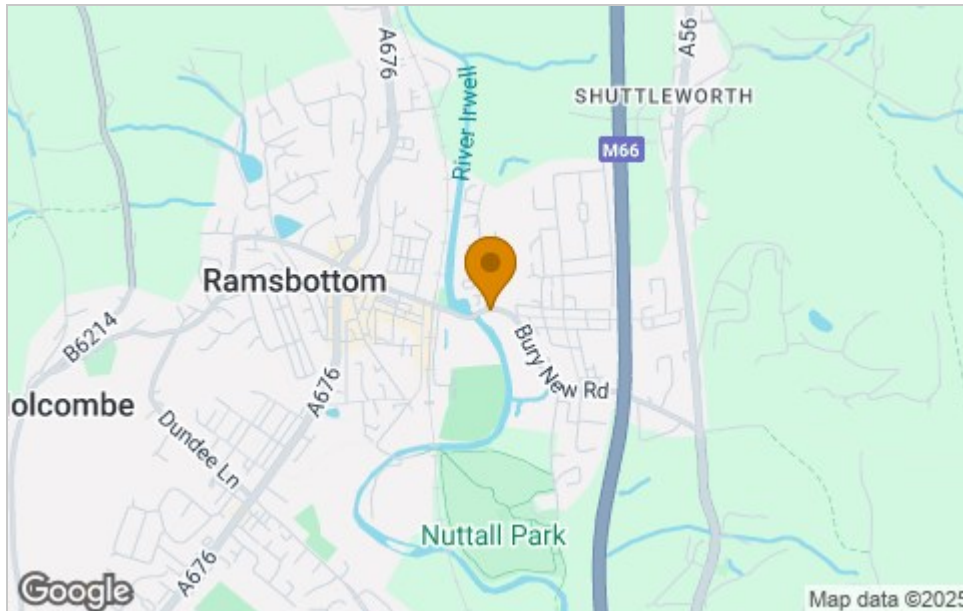




## Floor Plan



## Area Map



## Viewing

Please contact our Charles Louis Homes Ltd Office on 0161 959 0166 if you wish to arrange a viewing appointment for this property or require further information.

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## Energy Efficiency Graph

