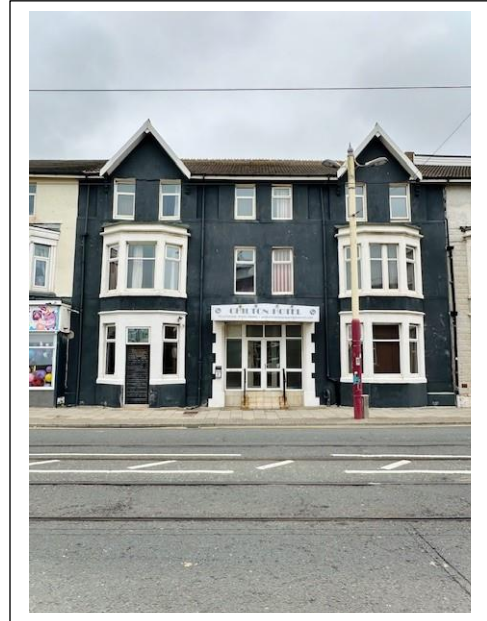


**Chilton Hotel  
14–16 Lytham Road  
Blackpool**

**REF: 00H409M**

- \* **27 Bedroom Licensed Hotel – All En-Suite**
- \* **Central, Blackpool**
- \* **Adjacent to the Promenade**
- \* **Close to Entertainments and Amenities**
- \* **Mid Terraced 3 Storey Double Fronted Property**
- \* **Planning Permission Granted for a Café to the Ground Floor**
- \* **In Good Order Throughout**
- \* **Priced to Sell**
- \* **3 Bedroom Private Accommodation**
- \* **Viewing Highly Recommended**



**DESCRIPTION: \*\*FOR SALE BY ONLINE AUCTION\*\*** On behalf of Pattinson Auctions, Kenricks are delighted to offer this 27 Bedroom Licensed Hotel for Sale.

This substantial 3 storey property is situated at the forefront of Lytham Road overlooking the Promenade with sea views, in Central Blackpool.

The hotel is in lovely order throughout and includes 3-bedroom private accommodation. The property is within walking distance to all main entertainments and amenities.

Viewing Highly Recommended.

**Ground Floor**

Main Entrance leading to:

Vestibule.

Hallway with Reception and Office.

Bar / Lounge with feature Bar and seating.

1 Family Room – En-Suite.

1 Double Room – En-Suite.

**REF: 00H409M**

**Private Accommodation.**

Lounge.

Hallway

3 x Double Bedrooms (1 currently used for storage).

1 x Single Bedroom / Office – En-Suite.

Laundry Room.

2 x Toilets (1 accessible).

**Lower Ground Floor**

Fitted Kitchen with a range of catering equipment and utensils to cater for all guests and Dumb Waiter.

Dining Room with 50 covers.

4 x Storerooms.

**First Floor**

3 x Family Bedrooms – All En-Suite.

9 x Double Bedrooms – All En-Suite.

Kitchen.

**Second Floor**

4 x Family Bedrooms – All En-Suite.

7 x Double Bedrooms – All En-Suite.

2 x Single Bedrooms – Both En-Suite.

**EXTERIOR:** Enclosed Yard to rear.

**AGENTS NOTES:** The hotel is double glazed and has central heating. There are room refreshments and T. Vs to all bedrooms. CCTV is installed. L2 Fire System installed. There are separate boilers to each floor for the gas central heating and the hot water is on a separate system.

We have been informed that Planning Permission has been granted for a Café on the ground floor.

Sale subject to the fees, terms and conditions of Pattinson Auctions.

**BUSINESS:** Accounts on Application.

**TENURE:** Freehold.

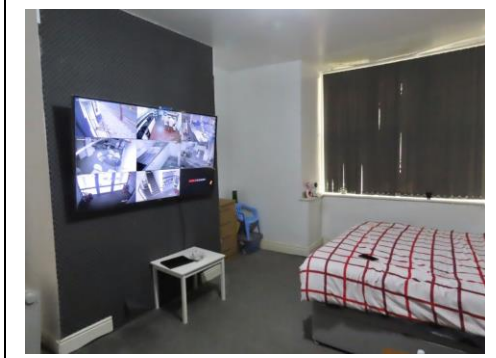
**STARTING BID: £395,000.**

**VIEWING: By appointment through Kenricks 01253 420420.**

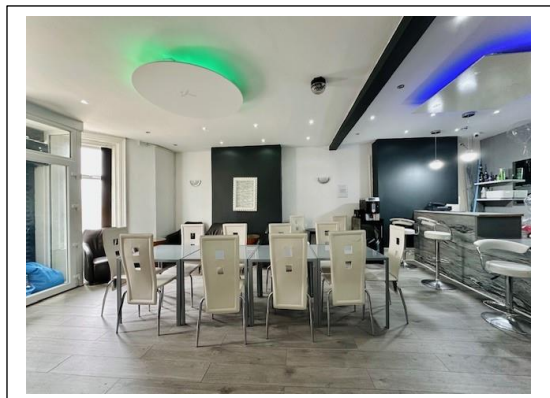
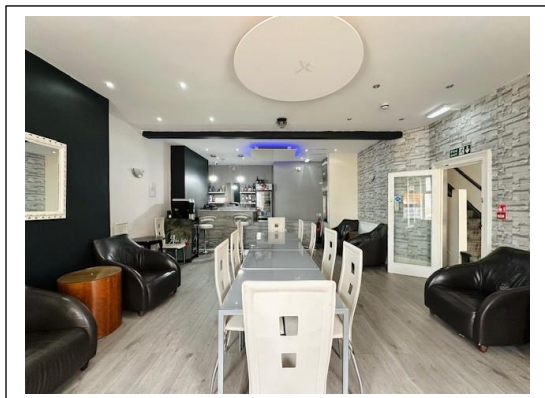
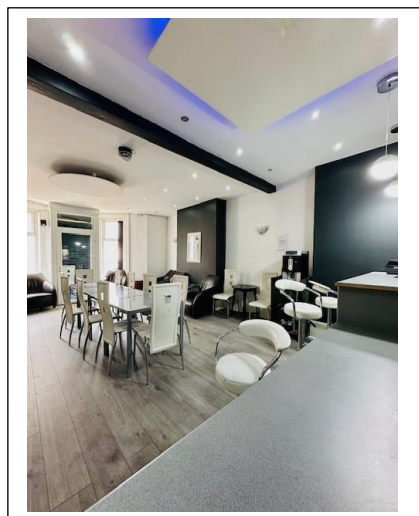
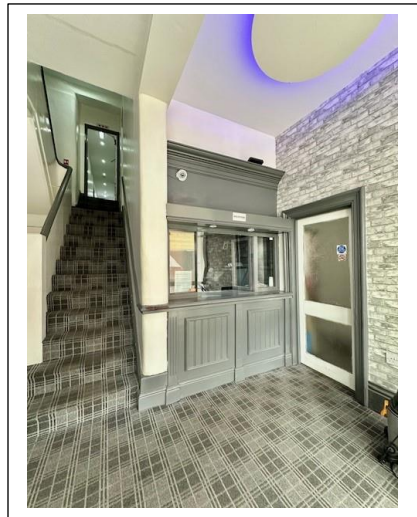


REF: 00H409M

**Private Accommodation**



**Lower Ground and Ground Floor**





REF: 00H409M

Upper Floors

