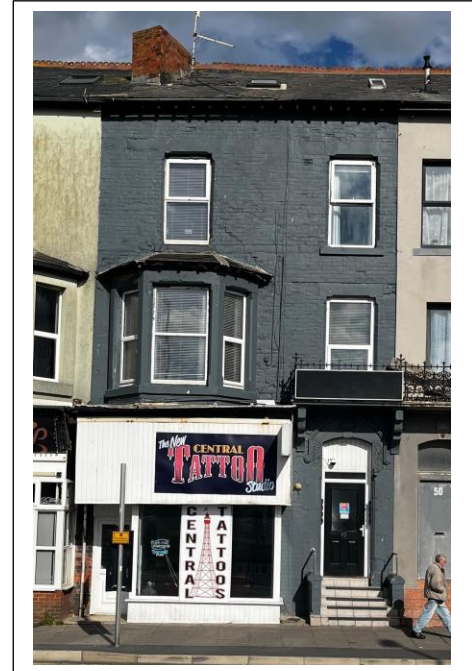


**Almar Holiday Apartments,  
48 Central Drive, Blackpool**

**REF: 0HL446M**

- \* **6 Holiday Apartments**
- \* **Town Centre, Blackpool**
- \* **Excellent Trading Location**
- \* **Close to Town Centre and Promenade**
- \* **Priced to Lease**
- \* **In Excellent Order Throughout**
- \* **Highly Acclaimed**
- \* **Viewing Recommended**



**DESCRIPTION:** Kenricks are delighted to offer these 6 self-contained holiday apartments for Lease.

This 4 storey property is situated in the busy all year round trading location of Central Drive overlooking the New Redevelopment Area and Promenade Entertainments.

Viewing Highly Recommended.

**Ground Floor**

Main Entrance leading to:  
Hallway.

**Private Accommodation**

Utility Room x2.

Fitted Kitchen with wall and base units.

Bedroom.

Bathroom comprising three piece suite with shower over bath.

**REF: 0HL446M**

**First Floor**

**Flat 2**

Double Bedroom.

Kitchenette

Bedroom.

Washroom with Shower and WC.

**Flat 3**

Open plan bedroom sleeping 5.

Double Bedroom.

2 Single Bedrooms.

Kitchenette.

Washroom with Shower and WC.



**Second Floor**

**Flat 4**

2 Double Bedrooms.

Kitchenette.

Washroom with Shower and WC.

**Flat 5**

Double Bedroom - En Suite.

Kitchenette.

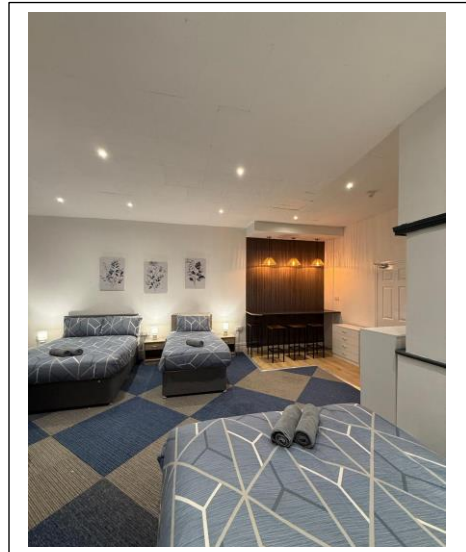
**Flat 6**

Kitchenette.

Lounge.

Double Bedroom.

Washroom with Shower and WC.



**Third Floor**

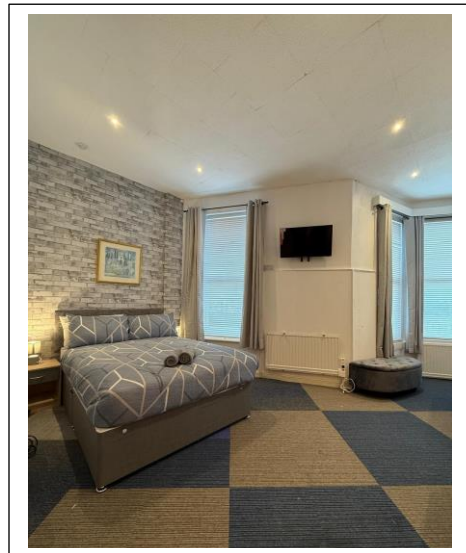
**Flat 7**

1 Family Bedroom.

1 Double Bedroom.

Kitchenette.

Washroom with Shower and WC.



**0HL446M**

**EXTERIOR:** Small yard to the rear.

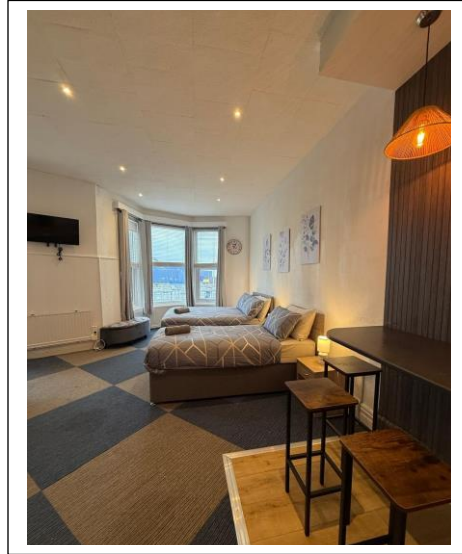
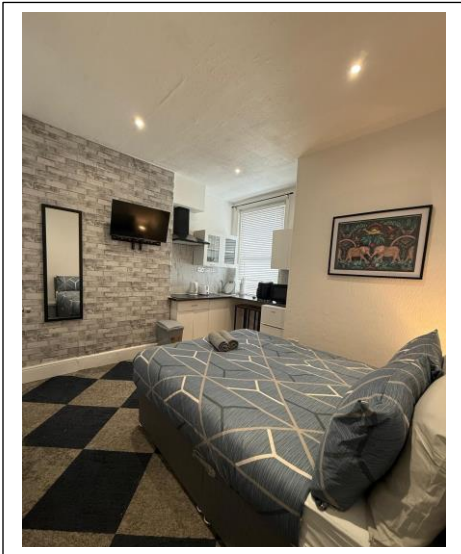
**AGENTS NOTES:** This property has key boxes installed to facilitate remote operation. The property is centrally heated and has double glazing. L2 fire alarm is installed. Fully booked on a weekend only basis until February 2026. Brand new smart TV and mini fridge in each apartment. Starlink WIFI throughout. Modern CCTV System recently installed.

**BUSINESS** Accounts on application.

**TENURE:** Leasehold – We have been informed there is a 5-year lease dated from 28<sup>th</sup> May 2024 at an annual rent of £12,000. The incoming tenant may be responsible for landlords' legal fees in this transaction.

**PRICE:** £45,000 Ingoing

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



**0HL446M**

