

**Northern Pearl Hotel,
7 Gynn Avenue,
Blackpool**

REF: 00H426M

- * **9 Bedroom Hotel – All En-Suite**
- * **North Shore, Blackpool**
- * **Close to Promenade & Amenities**
- * **3 Storey Terraced Property**
- * **Priced to Sell**
- * **Tremendous Potential**
- * **1 Bedroom Private Accommodation**
- * **Car Parking for 4 Motor Vehicles**
- * **Viewing Recommended**



DESCRIPTION: **FOR SALE BY AUCTION** On behalf of Pattinsons Auctions, Kenricks are pleased to offer this 9-bedroom hotel for sale. The hotel is situated in the desirable location of Gynn Avenue in North Shore Blackpool, being parallel with the prestigious Queens Promenade.

Ground Floor

Guest Lounge with original feature fireplace.

Traditional Dining Room with seating for 20 diners.

Bar Lounge Area with bench style seating.

Galley Style Kitchen fitted with a range of catering equipment and utensils to cater for all guests.

Private Accommodation

Lounge (this could be used as a bedroom).

Bathroom comprising three-piece suite.

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First Floor

3 Double Bedrooms – All En-Suite.

1 Twin Bedroom – En-Suite.

1 Single Bedrooms – En-Suite.

Toilet

Second Floor

3 Double Bedrooms – All En-Suite (1 room used as private accommodation).

1 Family Bedroom – En-Suite (currently used as private accommodation).

Storeroom.

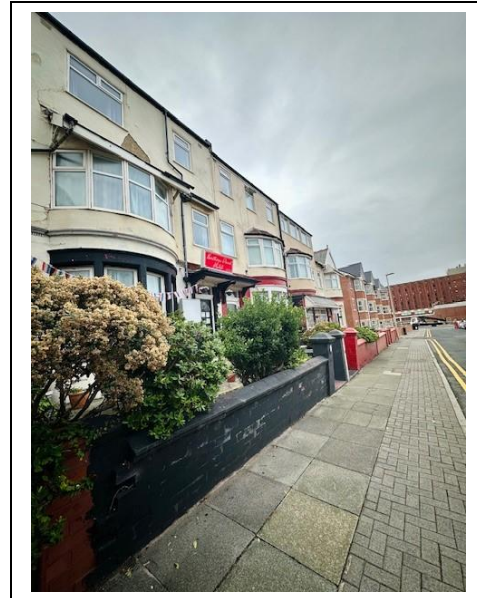
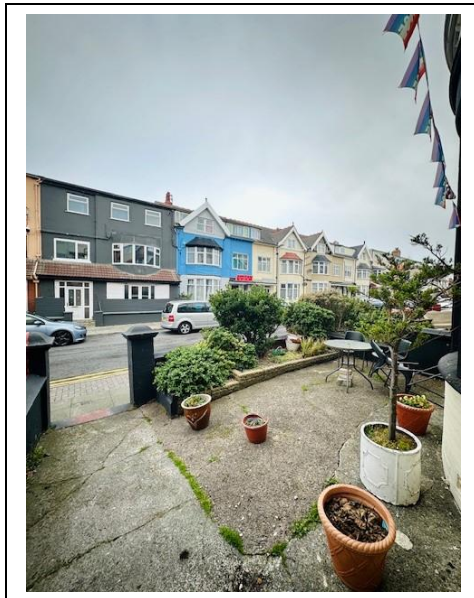
EXTERIOR: Small garden area to the front. Car park to the rear providing secure parking for 4 motor vehicles. Utility outhouse to the rear.

AGENTS NOTES: All letting bedrooms have room refreshments. The hotel is centrally heated and has double glazing.
Subject to the fees, terms and conditions of Pattinsons Auctions.

TENURE: Freehold.

STARTING BID: £90,000

VIEWING: By appointment through Kenricks 01253 420 420



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