

# GRAY & SONS (CHELMSFORD) LIMITED

Rignals Lane, Galleywood, Chelmsford, Essex, CM2 8RE

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## PUBLIC HOUSE TENANCY AVAILABLE

**NAME:** THE QUEEN VICTORIA

**ADDRESS:** SPITAL ROAD  
MALDON  
CM9 6ED

**TENANTS NAME:** DAVID CHEEK

**TELEPHONE NUMBER:** 01621 852923

**TRADE (BEER ONLY):**

<b>2015:</b>	135 barrels
<b>2016:</b>	115 barrels
<b>2017:</b>	101 barrels
<b>2018:</b>	111 barrels (MAT)

**RENT :** £17,500 Per Annum  
Payable monthly in advance

**INVENTORY (Estimated):** £12,000

**HOUSE DETAILS:**

- PUBLIC BAR & RESTAURANT BAR
- CATERING KITCHEN
- CELLAR
- BEER GARDEN
- CAR PARK

**OTHER INFORMATION:**  
PRIVATE ACCOMMODATION - 3 BEDROOMS, SHOWER ROOM & KITCHEN

Quarters rent in advance is held as a deposit

**APPLICATIONS TO BE RECEIVED BY:** 1<sup>ST</sup> JUNE 2018

**TARGET CHANGE DATE:** JULY 2018

### **APPLICANTS TO HAVE A QUIET DRINK IN THE PUB.**

After short listing and prior to interview arrangements can be made to view the whole premises.