

# GRAY & SONS (CHELMSFORD) LIMITED

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

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## PUBLIC HOUSE TENANCY AVAILABLE

NAME: THE QUEEN VICTORIA

ADDRESS: THE STREET  
WOODHAM WALTER  
ESSEX CM9 6RF

TENANTS NAME: CARA NEWLANDS

TELEPHONE NUMBER: 01245 224101

TRADE (BEER ONLY): 2014: 68 barrels  
2015: 61 barrels  
2016: 58 barrels  
2017: 49 barrels

RENT : £14,000 Per Annum  
Payable monthly in advance

INVENTORY (Estimated): £13,000

HOUSE DETAILS:  
- 2 BARS  
- CATERING KITCHEN  
- UNDERGROUND CELLAR  
- 2 PATIO AREAS  
- CAR PARK

OTHER INFORMATION:  
PRIVATE ACCOMMODATION – 3/4 BEDROOMS, SITTING ROOM, BATHROOM

Quarters rent in advance is held as a deposit

APPLICATIONS TO BE RECEIVED BY: 4<sup>th</sup> MAY 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.