

bothams <sup>1871</sup>

cutty'licious & co

HOT & COLD FOOD

EAT-IN OR TAKE AWAY



K.B. Bargains

CAFE  
OPEN

HOT & COLD FOOD BEING SERVED



9 Cuttholme Way, Chesterfield, S40 4RA

Offers In The Region Of £35,000





# 9 Cuttholme Way

Chesterfield, S40 4RA

\*\*\*BUSINESS FOR SALE\*\*\*

\*\*\*GUIDE PRICE £35,000 - £40,000\*\*\*

An opportunity to acquire this well-established café situated in an excellent position on Cuttholme Road which has built up an excellent reputation with a large and loyal customer base.

- Established business with excellent potential for growth and expansion
- Beautifully appointed prime premises with seating to the frontage
- Fully equipped and stocked to operate immediately

Only available due to the owner's retirement, a viewing is essential to appreciate the opportunity on offer.

Offers In The Region Of £35,000



[Location](#)

[Description](#)

[Business](#)

[Premises](#)

[Rating Assessment](#)

[Viewing](#)





Directions



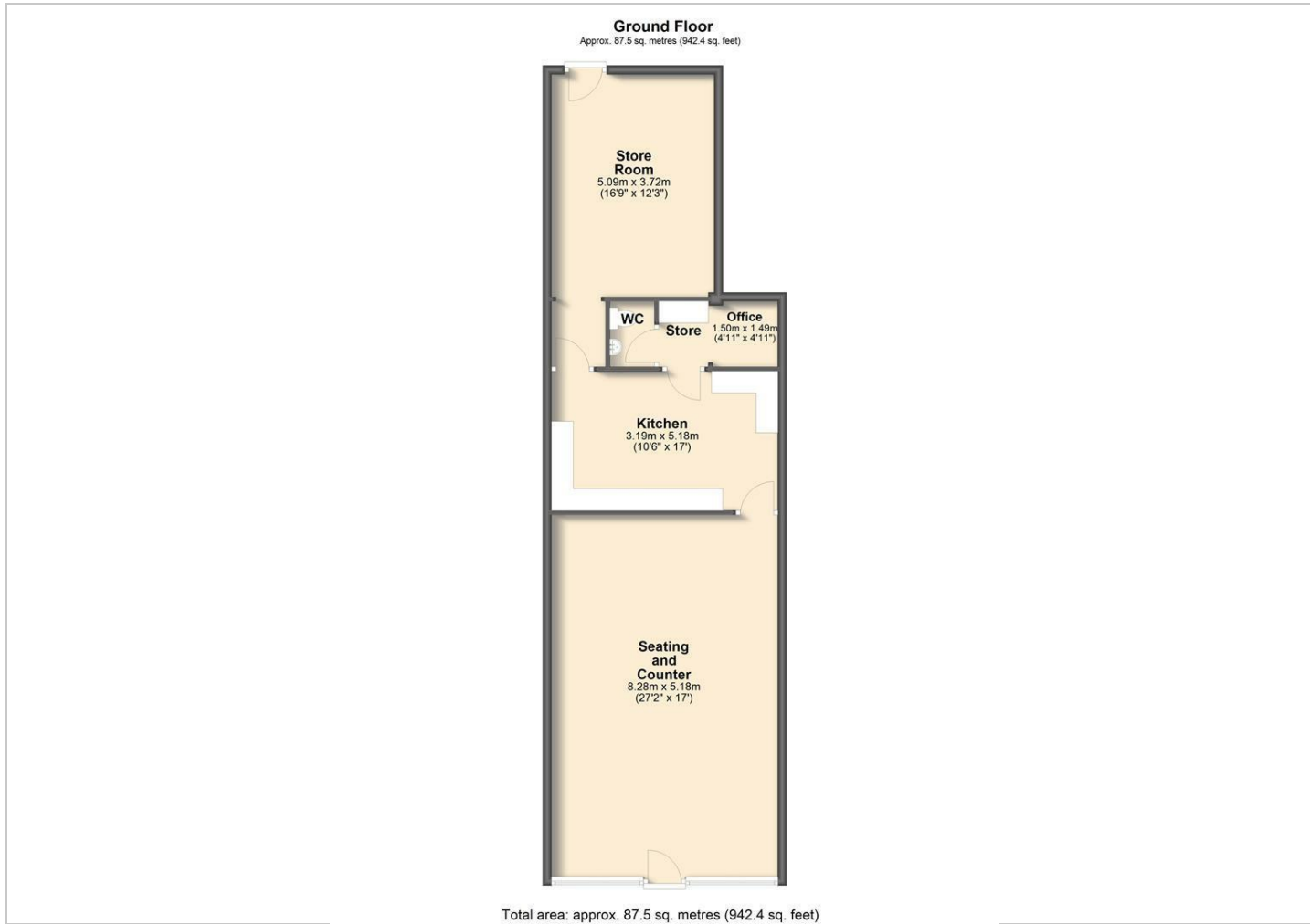


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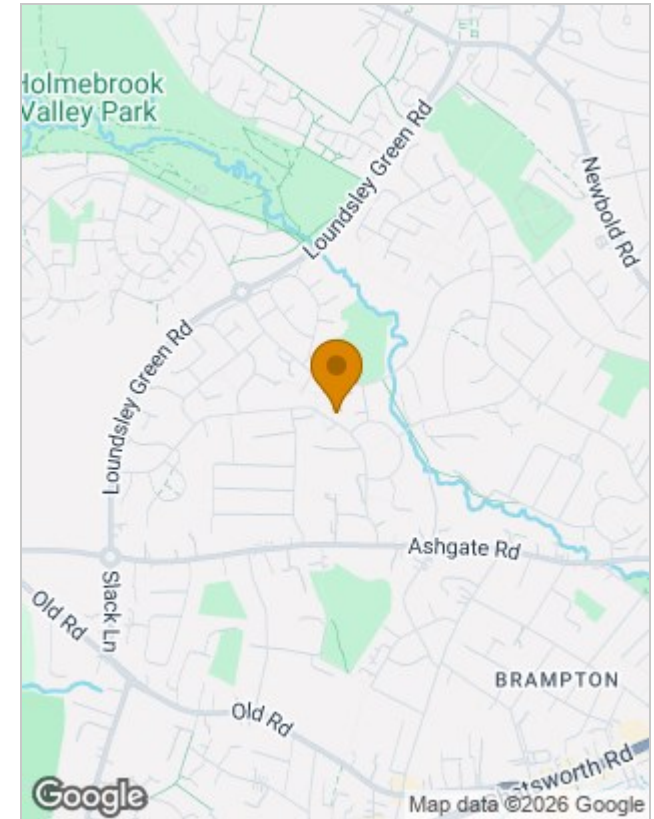
1	2	3	4	5	6
8	9	10	11	12	13
15	16	17	18	19	20
22	23	24	25	26	27
29	30	31			

San Marino

## Floor Plans



## Location Map



## Energy Performance Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

## Viewing

Please contact our Chesterfield Commercial Office on 01246 233121 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.