



The Old Coach House, Cribbar Yard, Newquay, , TR7 EPC -
1EP

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An exciting opportunity to acquire a fantastic investment property consisting of three individual units within one building situated in a main location just off the bustling pedestrianised precinct of Newquay town centre. With borough style market courtyard this is a true hidden gem. Early viewing is highly recommended.£255,000 freehold

Agents Note

Supplied services and appliances have not been tested by the agent. Prospective purchasers are advised to make their own enquiries.

The Situation

Bank Street is the main retail area of Newquay with the property being in the busy pedestrianised precinct. A large number of corporate retailers are represented and Newquay is Cornwall's largest holiday resort. With the growth area now well under construction together with other housing developments, Newquay is set to have in the region of 5,000 new homes over the next 10 to 15 years which could increase the population by 15,000 - 20,000 new residents giving a possible new resident population in excess of 40,000.

The Premise

The Cribbar Courtyard is currently configured into three successful trading units generating £26,400 per annum. Historically the building was an old coach house. This exciting opportunity offers the lucky new owner a freehold investment opportunity in a unique position within the Newquay pedestrianised precinct. The businesses consist of a well established surf shop, surf concept coffee shop/brunch bar and a lively wine bar.

Outside

A borough market style courtyard with seating areas for the downstairs businesses. Door to communal bin store.



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