

amco commercial

£1,950 Per Month

4200.00 sq ft

96 Liverpool Road, Skelmersdale WN8 8BX

www.amcocommercial.co.uk

Summary

Amco Commercial are delighted to offer The Winchester, a traditional two-storey public house on Liverpool Road, Skelmersdale. It sits in an established residential area with a strong local customer base. Behind the building is open playing-field land, which gives the beer garden an open outlook that is unusual for a community pub. Skelmersdale has good road links to the M58, and Wigan, Ormskirk and Liverpool are all within easy reach.

The premises trade from the ground floor and offer a varied and characterful layout. The main bar is built around a traditional central servery with a brass foot rail, multiple draught lines and a fitted back bar with glass-fronted chillers. A comfortable lounge has fixed banquette seating, a feature fireplace and ceiling fans. There is also a separate games room with a pool table and a brick-effect feature wall. A dedicated entertainment room has a raised stage, PA and lighting, air conditioning and a darts area, which makes it well suited to live music, karaoke, quiz nights and private functions.

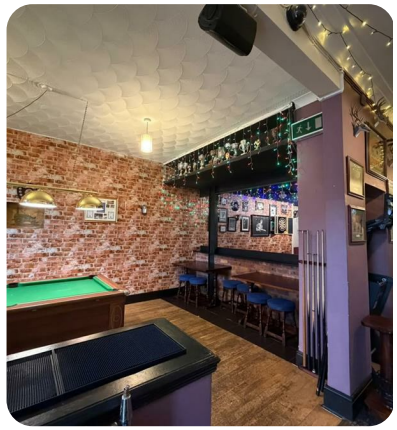
Customer WCs are provided, including recently refurbished ladies' toilets. Below ground is a substantial cellar with cooling equipment, line coolers, keg storage and a sink. To the rear is an enclosed, paved beer garden with festoon lighting, a covered smoking shelter and gated rear access.

Above the pub is a newly renovated three-bedroom apartment. It gives an operator on-site accommodation, which is a major advantage for a hands-on licensee or family-run business.

The Winchester will suit an experienced operator, or a new licensee looking for a well-presented community pub that can trade from day one.







Key Features

Enquiries & Viewings

For further information or to arrange a viewing of this property, please contact our office:

0161 773 3978

info@amcocommercial.co.uk



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