



Casa Mia, 57 Kensington Place, St. Helier

£725,000

BROADLANDS
COMMERCIAL

Regulated by
RICS

Casa Mia, 57 Kensington Place

St. Helier, Jersey

- Public car parking immediately opposite
- Fully fitted restaurant
- Excellent location
- Restaurant with residential accommodation above
- SOLE AGENT - NICK TROWER 07797 751558 / nick@broadlandsjersey.com

Location

The property is centrally located on Kensington Place, midway between the junction with the Esplanade and Kensington Street. Nearby occupiers include RBC, Deloitte, IQ-EQ, Grant Thornton, Baker Tilly and a couple minutes' walk away is the prestigious five-star Grand Hotel & Spa. Beyond this is St. Aubin's Bay. This well known restaurant is situated in a very popular location and includes a host of other food and beverage businesses and there is a public multi storey car park opposite the property. A petrol service station is also located a short distance to the south west.



Description

This is a 2 and a half storey mid-terrace property of assumed block construction under a pitched slate roof. Internally the ground floor comprises a restaurant that has been completely renovated with air-conditioning and provides seating for 60 persons, bar area, customer W.C.'s and commercial kitchen. The well known restaurant operates under a 3rd category restaurant licence. The business has a four star rating (23/9/2022) in the Eat Safe scheme. There is a separate entrance to the residential unit on the upper floors which comprises a 3 bedroom property along with a large terrace to the rear of the 1st floor which incorporates a number of sheds and stores. Planning consent Ref: RP/2020/1132 has been granted for the creation of an ensuite-bathroom at 1st floor level and plans can be provided on request.

Accommodation

The property has been measured in accordance with the RICS code of measuring practice. The property provides the following net internal areas. Ground floor: Restaurant/ kitchen 991 sqft (92 sqm). Male and Female WC's. First floor: Lounge and kitchen, double bedroom and a rear terrace. Second floor: 2 bedrooms and a bathroom.

Availability

The premises are available immediately.

Asking Price

The property is available for a freehold sale at an asking price £725,000 exclusive of GST if applicable.

Legal Costs

Each party to bear their own legal costs and any other cost incurred in the sale of this property.

Viewing

Strictly by appointment with the Lessor's sole agent. Nick Trower MRICS Director - Commercial T. +44 (0)1534 880770 M. +44 (0)7797751558 nick@broadlandsjersey.com



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