



# colin ellis



Sandside,

Scarborough, YO11 1PE

Guide Price £120,000

Prominently positioned on Sandside, Scarborough's south beach, Geo Bar & Grill is an exceptional hybrid restaurant and bar that is set within very well presented interior, where the design reflects a modern yet comfortable setting for a relaxing experience.

The establishment has been well established in the community, contributing to its reputation as a go-to dining destination since its inception in 2022. Boasting a prime sea front location, it benefits from stunning views and a vibrant atmosphere that attracts both locals and tourists alike.

Geo Bar & Grill is a successful business that has created a loyal customer base, ensuring consistent patronage that fluctuates during the very busy summer season. There is great potential for continued success and growth for any new owner.

With its enviable location, excellent presentation, and strong business foundation, this restaurant presents a remarkable opportunity for those looking to invest in a thriving hospitality venture in Scarborough. Whether you are an experienced restaurateur or an aspiring entrepreneur, Geo's is poised to offer a rewarding and profitable experience.

#### **BAR & DINING AREA**

5.46 x 13.92 (17'10" x 45'8")

## **STORE**

1.66 x 3.18 (5'5" x 10'5")

### **STORE**

1.54 x 3.30 (5'0" x 10'9")

#### **KITCHEN**

3.38 x 2.44 (11'1" x 8'0")

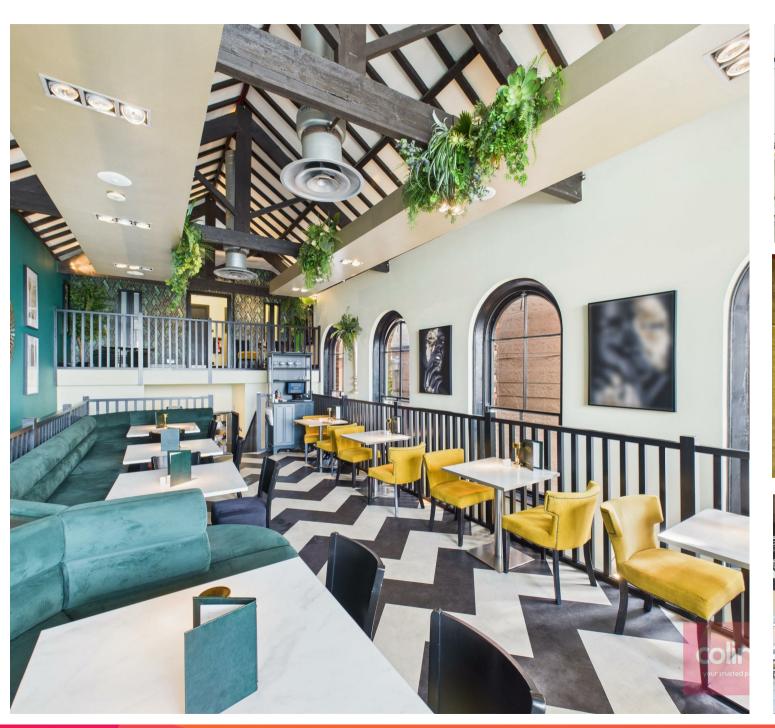
#### **DINING AREA**

3.51 x 9.78 (11'6" x 32'1")











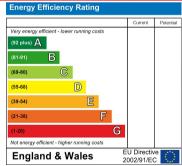






#### Tenure - Leasehold

DISCLAIMER: The agent has not tested any apparatus, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their own solicitor or surveyor. Occasionally a wide angle lens may be used. This property was inspected by COLIN ELLIS PROPERTY SERVICES. We always try to make our sales particulars accurate and reliable, but if there is any point which is of particular importance to you, especially if you are considering travelling some distance to view the property, please do not hesitate to contact this office, we will be pleased to check the information for you. Council Tax Band ratings have been provided by DirectGov.











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