

# **GRAY & SONS (CHELMSFORD) LIMITED**

**Signals Lane, Galleywood, Chelmsford, Essex, CM2 8RE**

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## **PUBLIC HOUSE TENANCY AVAILABLE**

### **THE COCK PUB & KITCHEN**

**218 HIGH STREET**

**ONGAR**

**ESSEX CM5 9AB**

ONE BAR PUB WITH RESTAURANT AND PRIVATE DINING AREAS  
UPSTAIRS, TRADE KITCHEN, COURTYARD TO REAR, ABOVE GROUND  
CELLAR.

**TRADE (BEER ONLY):** 2018: 130 barrels  
2019: 159 barrels  
2020: 56 barrels (covid restrictions)  
2021: 53 barrels (covid restrictions)

**RENT :** £20,000 Per Annum  
Payable monthly in advance

**DEPOSIT:** £4,000

**INVENTORY:** Estimated at £60,000

**RATEABLE VALUE:** £9,000

Arrangements can only be made to view the whole premises after short listing candidates and please note we require the B.I.I. PEAT (Pre-Entry Awareness Training) Course to be completed prior to interview.

**APPLICATIONS TO BE RECEIVED BY:** 7<sup>th</sup> JULY 2022

**TARGET CHANGE DATE:** LATE SUMMER 2022