

THE WHITE HART

MARKET END, COGGESHALL, CO6 1NH

SUBSTANTIAL FREEHOLD COACHING INN FOR SALE



THE PERFECT VENUE
FOR YOUR
Wedding
Our wedding venue is
the perfect place for
your special day. We
offer a range of services
to make your wedding
day unforgettable.
Please call today for
a free brochure.

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GREENE KING
ESTD 1873

The White Hart



THIS YEAR ONLY LIMITED AT
THE
QUIZ
night
EVERY TUESDAY 8PM

SENIORS
MENU
2 COURSES... 10.00
3 COURSES... 12.00
5 COURSES... 15.00
SUNDAY 12.00

SUMMER
SOLSTICE
MISERABLE
MISERABLE

OPEN
Summer
2024

THE WHITE HART

HIGHLIGHTS INCLUDE:



Freehold Coaching Inn



Grade II & and part
Grade II* listed



20 Ensuite rooms



Property arranged over
four levels extending to
15,296 Sq Ft (1,421 Sq M)



Site extending to approx.
0.461 acres



Bar and restaurant areas
with seating for 124
covers internally and 66
covers externally



Designated parking for
21 vehicles



Substantial offers are
invited for the benefit of
our clients freehold
interest



LOCATION

The White Hart is located in the affluent Essex town of Coggeshall which is popular with commuters and located approximately 6 miles east of Braintree and within close proximity of the A12. The property is situated at the intersection between Market End and Bridge Street in the centre of the town. The surrounding area is a mix of residential and commercial uses with a number of independent retailers nearby.

DESCRIPTION

The White Hart comprises an end of terrace Grade II and part Grade II* Listed three storey property, of brick construction with painted and rendered elevations under a pitched tiled roof. The building is laid out to provide accommodation on basement, ground, first and second floors.

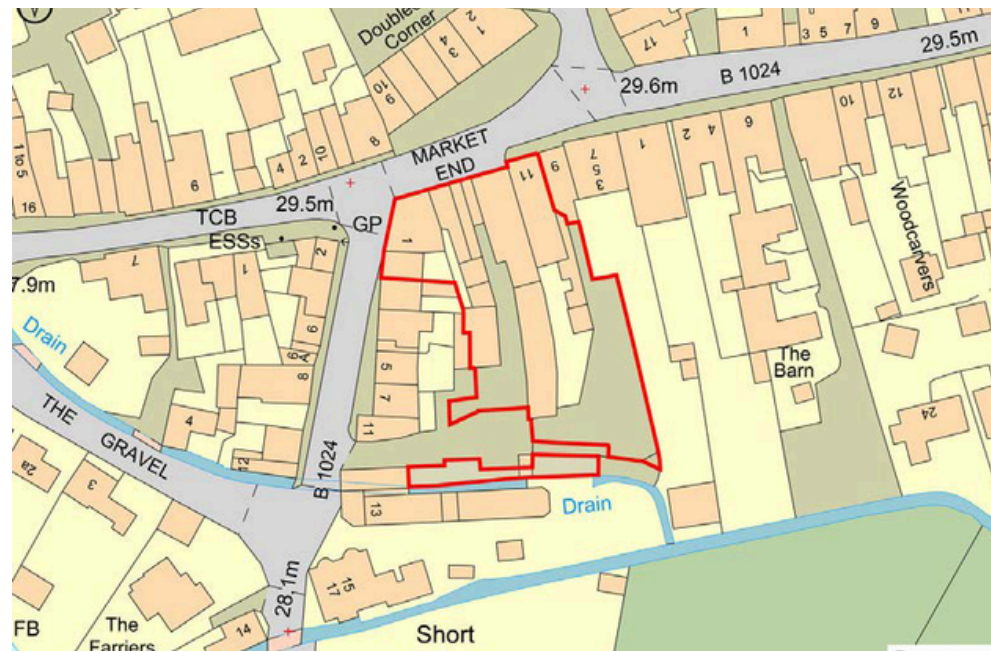
ACCOMMODATION

Internally

Internally the property has a large bar and restaurant area, customer WC's, hotel reception, catering kitchen and function room at ground floor. The hotel accommodation is laid out at first and second floor levels and provides 20 ensuite bedrooms. In addition, there are two ground floor lock up retail units, 2 staff bedrooms at first floor and separate 2 bedroom managers accommodation.

Externally

Externally the property benefits from a terrace to the rear which is currently laid out for 66 covers. There is a car park to the rear for approximately 21 vehicles.



LINKS

LOCATION



GOOGLE STREET VIEW



VIRTUAL TOUR



BIRDS EYE VIEW



DRONE VIDEO



ACCOMMODATION

The property has the following approximate gross internal areas.

Area	Sq. m	Sq. ft
Cellar	38	409
Ground Floor	641	6,900
1st Floor	680	7,319
2nd Floor	62	667
Total	1,421	15,295

ROOMS

Room Type	Number
Single	2
Double	14
Twin	2
Family	2
Total	20





TENURE

The property is held freehold (Title Number EX594393).

PLANNING

The property is a Grade II and part Grade II* listed building (Listing Ref: 1123153 & 1123119) and is located within the Coggeshall Conservation Area.

EPC

C-61.

RATEABLE VALUE

2026 - £63,250



VAT

VAT may be applicable at the appropriate rate.

TRADING INFORMATION

Trading information may be made available to interested parties upon request.

FIXTURES & FITTINGS

The property will be sold as seen, including all fixtures and fittings owned outright. No inventory schedule will be provided, and all items remaining on the day of completion, excluding any third-party equipment, will be included in the sale.

MONEY LAUNDERING

Money Laundering Regulations require Savills to conduct checks upon all prospective purchasers. Prospective purchasers will need to provide proof of identity and residence.

TERMS





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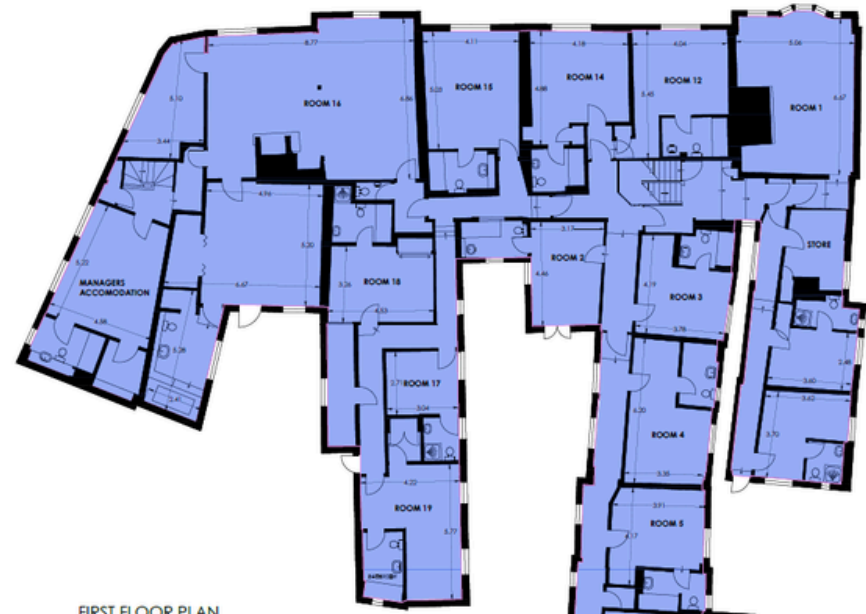


FLOORPLAN



White Hart, Coggleshall

Floor Area Key:	
	Cellar Floor gross internal area = 38 sqm / 409 sq ft
	Ground Floor gross internal area = 641 sqm / 6900 sq ft
	First Floor gross internal area = 680 sqm / 7319 sq ft
	Mezzanine Floor gross internal area = 62 sqm / 667 sq ft
Total Letting Rooms = 20	
Total Gross Internal Area = 1421 sqm / 15296 sq ft	
The position & sizes of doors, windows, appliances & other features are approximate only. Drawing not to scale. Dimensions on drawing given in metres.	



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VIEWINGS

All viewings must be made by prior appointment and under no circumstances should any direct approach be made to any of the occupational tenants staff. For further information and all viewing requests please contact the sole selling agents Savills.

CONTACT

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