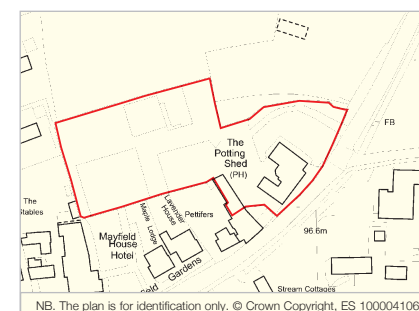




- **Well Located Freehold Public House Investment**
- Comprising a Grade II listed public house with ancillary accommodation above
- Situated in the prosperous and picturesque Cotswold village of Crudwell, 5 miles from Highgrove House
- Site area 0.583 hectares (1.44 acres)
- Let until 2036 (no breaks)
- Annual uncapped RPI linked increases (1)
- Plus open market upward only rent reviews every 5th year (1)
- Parking for some 39 cars
- Current Rent Reserved

£74,699 pa

On the Instructions of an Oxford College



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