

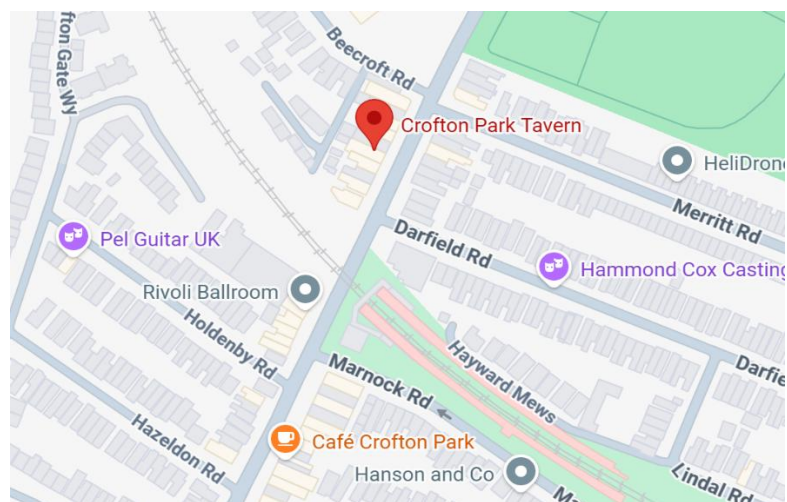


Crofton Park Tavern, 330-332 Brockley Road, London SE4 2BT

Summary

- Freehold
- Beer Garden
- Four Self-Contained Flats Let on ASTs
- Opposite Crofton Park Railway
- 1:00am Licence Fridays and Saturdays

Freehold Offers Invited



Viewing is strictly by prior appointment with sole agents
Davis Coffe Lyons: dcl.co.uk

Paul Tallentyre
020 7299 0740
ptallentyre@dcl.co.uk

Connie Start
020 7299 0695
cstart@dcl.co.uk

Location

The property is located in Crofton Park, opposite Crofton Park Railway Station. The property is situated on a retail parade on Brockley Road linking to Brockley and Honor Oak. The surrounding occupiers include residential dwellings, retailers, and other licensed premises. The property has the benefit of good transport links with Crofton Park Station opposite, Honor Oak Park Station 0.7 miles south of the property and Ladywell Station 0.8 miles east of the property.

[Google Street View](#)



The Property

The property is mid terrace three storey building of brick construction under a pitched tiled roof. The ground floor comprises of spacious double fronted unit on spilt levels served by a large single bar servery. Ancillary accommodation at this level is a trade kitchen and customer WCs. To the basement is cellarge and stores. The first and second floor consist of four self – contained apartments, each with two bedrooms.

Floor Areas

The building has a GIA of circa 6,500 sq ft excluding outbuildings.

Tenure

Freehold.

The four apartments provide a total revenue of £65,750.

Use

The property has the benefit of Sui Generis Use.

Licensing

The property has a premises licence allowing the sale of alcohol:

| | |
|---------------------|--------------------|
| Sunday to Thursday | 09:00am to 12:00am |
| Friday and Saturday | 09:00am to 01:00am |

Business Rates

The property is listed in the VOA business rates list as £30,000 with effect from 1 April 2026.

Planning

The property currently has sui generis consent.

Legal Costs and Confidentiality

Each party is to bear their own legal costs incurred in this transaction. All prices quoted may be subject to VAT provisions. The staff are unaware of the impending sale and therefore your utmost discretion is appreciated, especially if you are intending to inspect as a customer in the first instance.

