

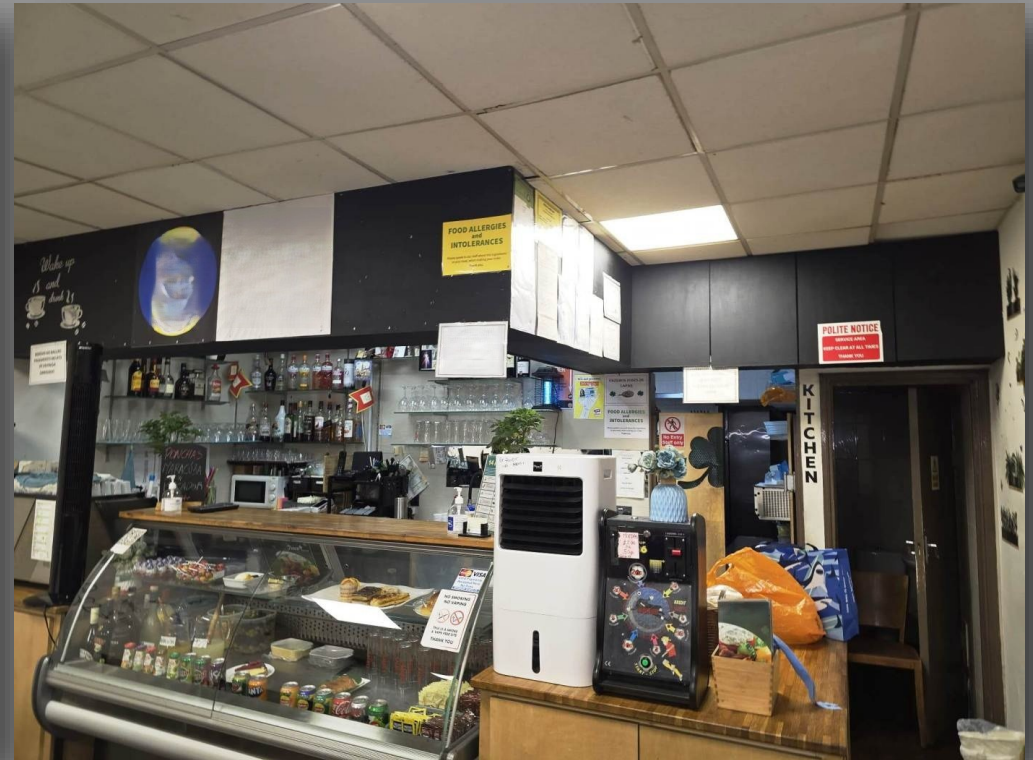
REF: C3304

CAFÉ / BISTRO WITH MIDNIGHT ALCOHOL LICENCE – FOR SALE – CLAPHAM / BRIXTON AREA
TURNOVER £5,000 PER WEEK – 6-DAY TRADE
FULL A3 & ALCOHOL LICENCE (MIDNIGHT)
AMPLE ROOM FOR 50+ COVERS

HIGH STREET POSITION – CLAPHAM / BRIXTON AREA – £89,995 LEASEHOLD + SAV



- TURNOVER £5,000 PER WEEK
- RENT £23,400 PER ANNUM
- RATES £4,447 PER ANNUM



- 24 YEAR LEASE (5 REMAIN)
- A3 & ALCOHOL LICENCE (MIDNIGHT)
- 900 SQ.FT (APPROX.)

LOCATION

Situated in the Clapham / Brixton Area, this high-street café and bistro enjoys strong daily footfall, excellent visibility, and a dense residential catchment that delivers steady trade from morning through evening. The position on Streatham Hill provides constant passing traffic, reliable walk-ins, and a vibrant local community that supports both daytime dining and late-night service.

THE BUSINESS

A long-established café and bistro trading for over 30 years, with our vendor operating successfully for the past 15. The business delivers a consistent £4,000—£5,000 per week on a 6-day trade, supported by strong footfall, a loyal local community, and regular repeat customers. Fully equipped throughout, including a commercial kitchen and separate front service counter, the premises offer 50 + internal covers and benefit from a Full A3 licence plus alcohol licence to midnight, making it ideal for daytime trade, evening dining, and private functions.

RATES

We are informed by the seller they pay: £4,447 per annum. *We insist all interested parties make their own enquiries regarding business and or council tax rates.

TURNOVER

We understand from our vendor client that the current turnover averages at £4,500 PER WEEK, working on an excellent profit margin.

TRADING HOURS

Sunday—Friday 0800—2200 . Saturday 0800 - 2300 . Tuesday Closed.

REASON FOR SALE

Retirement

LEASE

The premises are held on a 24 year lease with 5 years remaining. Current rental of £23,400 per annum.

THE PREMISES

Internally the business is well-presented and fully equipped for trade. Benefits include: roller shutter, window display over High Street, CCTV, sound system, wooden flooring, ample room for 50 + internal covers, enclosed bar and serving counter with double serve over ample work surfaces, shelving for glasses, alcoholic drinks displays, coffee machine and grinder, 2 x sandwich press, range of fridges and freezers, sink. Separate customer WC. Fully fitted commercial kitchen with extractor canopy and full induction system, store room, staff WC. Yard to rear for Bins.

STAFF

1 x vendor operated with the help of 2 full time staff. STAFF COSTS: £ TBC PER WEEK.

LEGAL FEES

Each party is to cover their own legal fees and 50% contribution to all landlord costs, or otherwise negotiated as part of the sale.

PRICE

We are instructed by our Vendor to offer this business for sale, AT THE PRICE OF £89,995 priced to reflect the remainder of the lease, goodwill, and fixtures and fittings. Stock to be purchased at valuation.



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*‘Our **business** is selling your **business**’*

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