REF: C3317

PPS
BUSINESS TRANSFER AGENTS

AWARD-WINNING & HIGHLY RECOGNISED BURGER TAKEAWAY – ROMFORD, ESSEX
MANAGEMENT RUN – TURNOVER £9,000 PER WEEK - NET PROFIT CIRCA £80,000
FULL A3 LICENCE (2230)
ESTABLISHED OVER 14 YEARS – GENUINE RELOCATION SALE

ROMFORD ESSEX - £159,995 LEASEHOLD + SAV





- TURNOVER £9,000 PER WEEK
- RENT £16,000 PER ANNUM
- NIL RATES TO PAY
- BRAND NEW 10 YEAR LEASE
- A3 LICENCE (2230)
- 1,400 SQ.FT (APPROX.)

REF: C3317

PPS
BUSINESS TRANSFER AGENTS

LOCATION

Occupying a highly visible and easily accessible position within a busy local parade in ROMFORD, ESSEX. Serving a densely populated residential catchment area. The business enjoys strong repeat trade, excellent local awareness and benefits from substantial passing custom generated from the surrounding housing developments and established community.

THE BUSINESS

An exceptional opportunity to acquire a highly regarded, award-winning takeaway and restaurant business that has been successfully established for more than 14 years. Well known throughout the area, the business has built an enviable reputation for quality and service, evidenced by its extensive customer following and more than 2,500 online reviews.

The business operates from impressive fully fitted premises extending to approximately 1,400 sq.ft with both internal customer seating and attractive frontage seating. Producing turnover of approximately £9,000 per week, yielding a net of circa £80,000 (adjusted) , the operation is run under a full management structure due to the vendors residing overseas, creating an ideal opportunity for either an investment purchaser seeking a hands-off operation or an experienced owner operator looking to increase profitability. Genuine opportunities of this calibre rarely become available and the sale is only being prompted by the vendors' personal circumstances.

RATES

We are informed by the seller they pay: £800 per annum—We understand from the seller in April 2027 the rates will be reduce to nil. *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 £9,000 PER WEEK, working on an excellent profit margin yielding a net of circa £80,000 (adjusted).

TRADING HOURS

Monday – Thursday 1200 – 2200. Friday & Saturday 1200 – 2230. Sunday 1200 - 2100.

LEASE

BRAND NEW 10 YEAR LEASE . Starting rental of £16,000 per annum. Please call for further details.

THE PREMISES

Internally the business is well-presented and fully equipped for trade. Benefits include: Decked forecourt to front with ample room for 16 external covers and owning, eye catching name display, CCTV, wooden flooring, ample room for 24 internal covers, enclosed trade counter with ample work surfaces, shelving and storage, till system, drinks display chillers, customer WC. Fully fitted commercial kitchen with extractor canopy and full induction system, wide range of stainless steel work surfaces, double griddle, chip fryer, two bowl stainless steel sink, ample shelving and storage throughout, commercial four door draw fridge, storage area with range of fridges and freezers, Commercial food bowl cutter/chopper, range of associated items and equipment.

STAFF

Staff run business; our vendor client doesn't work full time in the business. 2 full-time staff members and a range of part-time staff. Operated with 3-4 members during the Friday & Saturday and 1-2 during the week. STAFF COSTS: Circa £1,100 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 £159,995 priced to reflect the new lease, goodwill, and fixtures and fittings. Stock to be purchased at valuation.

REF: C3317

PPS
BUSINESS TRANSFER AGENTS





Disclaimer: Misrepresentation Act 1991: Paviour Property Services for themselves and for vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (3) no person in the employment of Paviour Property Services has the authority to make or give any representation or warranty or enter into any contract whatever in relation to the property; (4) rents or prices quoted in these particulars may be subject to VAT in addition.

REF: C3317

PPS
BUSINESS TRANSFER AGENTS









Disclaimer: Misrepresentation Act 1991: Paviour Property Services for themselves and for vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (3) no person in the employment of Paviour Property Services has the authority to make or give any representation or warranty or enter into any contract whatever in relation to the property; (4) rents or prices quoted in these particulars may be subject to VAT in addition.

REF: C3317

PPS
BUSINESS TRANSFER AGENTS









Disclaimer: Misrepresentation Act 1991: Paviour Property Services for themselves and for vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (3) no person in the employment of Paviour Property Services has the authority to make or give any representation or warranty or enter into any contract whatever in relation to the property; (4) rents or prices quoted in these particulars may be subject to VAT in addition.



'Our business is selling your business'

Essex (Head Office)
01702 667 111

London
020 3627 1110

Kent
01634 505 110

www.paviourpropertyservices.co.uk / info@paviourpropertyservices.co.uk