



Catering Business Sales

Restaurants ♦ Cafes ♦ Takeaways ♦ Fish and Chip Shop

Dudley West Midlands – Traditional Fish & Chip Takeaway

Traditional fish & chip takeaway for sale with takings averaging £1,500 per week with the usual high gross profit yield. Operating from ground floor shop premise briefly comprising sales area rear preparation area side store rest room WC office and further shop premise used at present for storage but could be used for pizza Indian Takeaway etc. The property is secured on a 12 years lease with a rent of £7,200 per annum. Situated next door to a busy convenience store in a densely populated area with two schools close by and plenty of customer parking. Hours 12.00pm to 10.00pm Monday to Saturday ill health forces sale. There is an opportunity to offer a greater food selection to attract more customers.

Ref: 10773

Price Reduced for Quick Sale Leasehold £39,500

Solihull Birmingham – Traditional Fish & Chip Takeaway

High quality traditional fish & chip takeaway for sale with sales averaging £4,500 per week with the usual high gross profit yield. Premise located in a parade of shops in a densely populated area with much passing trade and plenty of customer parking facilities. Gas centrally heated property comprises ground floor sales area rear preparation area side preparation area and outside garage. Modern and well maintained accommodation comprises ground floor kitchen lounge/dining room and to the first floor two double bedrooms one single bedroom bathroom with bath WC wash hand basin and separate shower cubicle. The property is secured on a 25 years lease from October 2009 with a rent of £250 per week. Hours 12pm to 2pm and 4.30pm to 10pm 6 days. Great opportunity.

Ref: 10771

Leasehold £174,500

Heanor Leicestershire – A5 Hot Food Takeaway Lease For Sale

An opportunity to purchase a hot food takeaway premise previously operating as a Chinese takeaway but suitable for a variety of uses including sandwich bar fish & chip takeaway or café superbly located in Heanor town centre in Derbyshire in a group of shops including a Chinese takeaway Indian restaurant Indian takeaway Lloyds TSB Nationwide Nat West and Swinton Insurance. Property comprises ground floor sales area with rear kitchen with extractor and Chinese cooker rear preparation area kitchen small store and WC to be secured on a new lease with a rent of £185 per week. There is a short stay car park just over the road from the premise. Purchase price for the lease £7,500. Total area approximately 600 sq.ft.

Ref: 10840

Leasehold £7,500

Stirchley Birmingham – Sandwich Bar

Established sandwich shop located on a busy main A road 5 miles south of Birmingham city centre in a mixed commercial/residential area. The business operates under an A1 retail license and sales include hot & cold sandwiches jacket potatoes panini's baguettes cooked breakfasts and hot and cold drinks. Sales average £1,300 per week with a gross profit yield in the region of 65% to 70% operating 8am to 3pm Monday to Friday and 9am to 1pm Saturday. Property comprises ground floor sales area with sales counter and open plan kitchen further kitchen rear store WC rear restroom/lounge and to the first floor bedroom WC with wash hand basin and kitchen all secured on a 5 year lease with a rent of £8,000 per annum. Located in a parade of shops with ample customer car parking to the front. The business is fully fitted and equipped and is offered at a very reasonable price.

Ref: 10839**Leasehold £14,950****Leicester Leicestershire – Freehold Traditional Fish & Chip Takeaway**

For sale Freehold spacious 3 bedroom gas centrally heated throughout semi detached corner property operating as a fish & chip takeaway with sales currently averaging £2,500 per week but with potential in the right owners hands to return to the previous level of £4,500 per week with high gross profit margin. Premise comprises sales shop with rear preparation area potato preparation area single garage used for potato storage store room WC and lounge. To the first floor bathroom two double bedrooms and one single bedroom. There is a front forecourt for the parking of vehicles and there is rear vehicle access. Operating 6 days per week closed Sundays and no late nights. The business has been established over 60 years and offers a great opportunity to any new owner wishing to buy freehold.

Ref: 10838**Freehold Reduced for Quick Sale £299,950****Kingfisher Shopping Centre Redditch – Esquires Coffee House**

A great opportunity to purchase an Esquires coffee house franchise located in Kingfisher Shopping centre in Redditch Town centre having approximately 140 stores including Boots Marks & Spencers Debenhams Primark Argos and 7 screen cinema together with numerous car parks. The business is superbly located on the ground floor by the main entrance and comprises seating area for up to 60 customers with open plan kitchen/serving area fitted and equipped with modern commercial catering equipment. The premise is secured on a 5 year sub lease from 2009. Turnover for the last year was £200,000 with a gross profit in the region of £121,000. The business is operated by the owner with two full time staff and 2 part time. There are over 35 Esquires coffee houses in the UK and a large amount of turnover comes from the sales of bacon and sausage sandwiches which our client at Redditch does not serve so any new owner will significantly increase the sales by introducing these back onto the menu.

Ref: 10837**Leasehold Reduced to £149,500**

Lichfield Staffordshire – High Turnover 65 Cover Licensed Restaurant

Superbly located high quality licensed restaurant (Italian) with gross sales averaging £6,750 per week with a gross profit yield in the region of 65%. Operating hours evening 6.00pm to 10.30pm Monday to Saturday and lunchtime 12.00pm to 2.00pm Thursday to Saturday. Premise comprises ground floor restaurant area having 65 covers Bar area well appointed ladies & gents WC's spacious fully fitted and equipped kitchen with further preparation area staff WC and outside storage shed bin area and side yard with parking space for up to 5 vehicles. The property is secured on a 20 years lease from 2007 subject to 5 yearly rent reviews and with a rent of £24,000 per annum. Located in Lichfield Town centre close to many other bars and restaurants. There is scope for the business to certainly open on Sundays and possibly longer hours in the week to catch the tea and coffee trade. Lichfield is a delightful place with much heritage and a cathedral attracting many visitors.

Ref: 10795**Leasehold £164,500****Kings Heath Birmingham – Traditional Café**

Traditional café for sale with sales of all day breakfasts hot & cold sandwiches jacket potatoes and tea & coffee all counter sales no deliveries. Sales average £1,800 per week with a gross profit yield in the region of 70%. Property comprises ground floor sales area with seating for 22 with counter unit and rear open plan kitchen and further rear preparation area WC and veranda all secured on a lease with a rent of £12,000 per annum. Operated by the owner with 4 part time girls with hours of 7.00am to 3.00pm Monday to Saturday. The business could stay open longer as it is in a busy commercial area. Genuine retirement sale this is a very profitable business which will attract much interest.

Ref: 10790**Leasehold £39,950****West Bromwich West Midlands – Well Established Traditional Café**

High turnover well established traditional café business with sales of breakfasts hot & cold sandwiches and hot & cold drinks superbly located on a busy road in West Bromwich in a parade of shops including large convenience store Ladbrokes bookmakers Fish & Chip shop and Chinese takeaway with ample car parking facilities. Sales average £3,000 per week with a gross profit yield in the region of 70% operating 7.00am to 2.00pm Monday to Friday and 7.00am to 12.30pm Saturday. Premise comprises ground floor café area set up with 48 covers customer WC fully fitted and equipped kitchen store room and staff WC. To the first floor there is a self contained separate entrance modern gas centrally heated two double bed roomed flat. Outside there is rear car parking and a garage. The property is secured on a lease with a rent of £232 per week.

Ref: 10835**Leasehold £95,000****Acocks Green Birmingham – Traditional Fish & Chip Takeaway**

Fish & Chip Takeaway situated in a very prominent location in the centre of Acocks Green village with sales averaging £2,700 per week from sales of fish & chips donner kebabs pies and southern fried chicken. Trading hours 12.00pm to 10.00pm Monday to Saturday and closed on Sundays. Premise comprises sales area with two pan gas fired Preston & Thomas range rear preparation area small office potato preparation area and WC all secured on a long lease subject to 5 yearly rent reviews and with a rent of £12,000 per annum. To the front of the premise is a forecourt allowing parking of vehicles and to the rear small yard. This is a quality business with genuine scope for a new enterprising owner to increase the present turnover and accounts are available to all interested parties.

Ref: 10633**Leasehold £75,000**

Northfield West Midlands – Well Established Café

Traditional well established café business operating for the last 30 years with sales averaging £900 per week with a 70% gross profit yield. The café has 24 covers inside and further seating to the outside on the front forecourt which also is useful for parking cars. There is a fully fitted and equipped kitchen and WC with the premise secured on a 10 year lease with a rent of £5,875 per annum inclusive of building insurance. The café sells all day breakfasts hot and cold sandwiches and drinks and some lunches operating 8.00am to 2.00pm Monday to Friday and 8.00am to 1.00pm Saturday. There is a 10p fruit machine that brings in extra income and more houses are being built locally.

Ref: 10833**Leasehold £29,950****Ilkeston Derbyshire – Fish & Chip Takeaway**

Well established traditional fish & chip takeaway with tremendous potential to improve the present turnover and only now being sold due to the vendors ill health and offered at a reasonable price for a quick sale. Sales currently average £2,400 per week from hours of 11.00am to 9.00pm Super town centre location in the same road as all the major banks and many multiple retail traders. Fully fitted and equipped ground floor shop with 3 bedroom gas centrally heated accommodation plus large rear yard/garden with plenty of private parking spaces. Property to be secured on a new lease with a rent of £300 per week. The premise has a late night license and there are many pubs and two nightclubs that would bring business to the shop.

Ref: 10562**Leasehold £49,950****Walsall West Midlands – Fast Food Takeaway**

Fast Food Takeaway for sale situated on a busy main road in Walsall with sales of Pizza Kebab Burgers and Southern Fried Chicken operating from 12pm to 11pm Monday to Saturday. Sales average £2,250 per week with a gross profit yield in the region of 60%. Property comprises ground floor sales area with rear preparation area kitchen and WC. Outside rear yard and to the front large car park for up to 10 cars. There is a separate entrance self contained flat with ground floor kitchen and first floor living room bathroom and two bedrooms. The business is located in a parade of shops at a busy road junction and includes florist hair salon convenience store and fish & chip takeaway. The shop is fully fitted and equipped and has a wood burning pizza oven. Premise secured on a lease with a rent of £15,800 per annum.

Ref: 10823**Leasehold Reduced To £49,950****Warstock Birmingham – Traditional Café**

Well established café business with sales averaging £1,400 per week with a gross profit yield in the region of 70%. Sales include all day breakfasts hot and cold sandwiches meals and drinks operating 7.30am to 2.00pm Monday to Saturday. Premise comprises ground floor café area with seating for 24 with customer WC and sales counter with rear fully fitted and equipped kitchen and staff WC. Outside front forecourt with customer parking and space for two tables with 8 chairs and to the rear two private parking spaces. Secured on a 3 year lease with a rent of £8,000 per annum.

Ref: 10814**Leasehold £29,950 – SOLD**

Winson Green Birmingham – High Turnover Fish & Chip Takeaway

A rare opportunity to purchase a quality traditional fish & chip takeaway with very high turnover on the market for the first time in 38 years being in the same family ownership since 1973. Sales average £14,000 per week with a gross profit yield in the region of 61%. The premise briefly comprises ground floor spacious sales area with 4 pan gas fired Preston & Thomas range rear preparation area rear area with walk in cold room potato preparation area WC's and further storeroom. To the first floor lounge bedroom shower room and store room all secured on a 21 years lease from 2010 and with a rent of £16,000 per annum. Located in a very busy area on a main road approximately 2 miles from Birmingham city centre. Operating 12pm to 11pm Monday to Saturday and 3pm to 10pm Sunday. Priced for a quick sale.

Ref: 10811**Leasehold £425,000 – SOLD subject to contract****Kings Heath Birmingham – Freehold Restaurant/Café**

A great opportunity to purchase a substantial freehold property having large ground floor café/restaurant area with rear kitchen cellar storerooms and office WC and outside rear garden with seating area and garage and to the first and second floors 3 flats producing a good rental income. Currently operating as an organic café with a turnover averaging £3,000 per week with a 70% gross profit yield operating daytimes only 9am to 5pm 6 days and 10am to 3pm Sundays. Income from 3 flats amounts to £14,160 per annum that is inclusive of bills. The premise is situated just off Kings Heath High St in a mixed busy commercial area together with a large residential community. The business is for sale at £75,000 with the whole property secured on a new lease term negotiable and with a rent of £30,000 per annum.

Ref: 10809**Freehold £375,000 or Leasehold £75,000****Lichfield Staffordshire – Modern 38 Cover Restaurant**

A fantastic opportunity to purchase an established licensed restaurant (now Indian) recently fitted and equipped to very high standard located in Lichfield town centre within many other restaurants bars and shops. Premise comprises porch entrance with ground floor restaurant area with seating for 38 with rear bar ladies & gents WC's and to the first floor fully fitted and equipped kitchen and staff WC. The property is secured on a new 20 years lease with a break clause at 5 years and with a rent of £387 per week (Reduced till July 2012 to £270 per week). The business which opened December 2010 is currently operating from 5.30pm to 12.00am Sunday to Thursday and 5.30pm to 12.30am Friday & Saturday with sales averaging £1,500 per week and increasing.

Ref: 10806**Leasehold Reduced for Quick Sale £5,000****Birmingham City Centre – Café/Sandwich Bar & Newsagents**

A newly refurbished to a very high standard well established café/sandwich bar with sales of newspapers sweets and tobacco superbly situated in Birmingham within a mixture of City centre flats offices and factory units and other shop premises on a busy link road between the High street in Digbeth and Bristol street one of the main roads into Birmingham. Sales from the café include hot & cold sandwiches hot & cold baguettes burgers toasties and hot & cold drinks which make up 80% of turnover with 20% coming from the newsagent sales. Turnover averaging £2,000 per week with a high gross profit yield. Hours 7.00am to 5.30pm Monday to Friday and 8.00am to 12.00pm Saturday. The premise briefly comprises ground floor sales area rear kitchen small store and WC and outside bin store area. To be secured on a new lease terms negotiable with a rent of £13,000 per annum.

Ref: 10800**Leasehold Reduced to £27,500**

Kingstanding West Midlands – Traditional Fish & Chip Takeaway

Traditional fish & chip takeaway with gross sales averaging £5,500 per week with a gross profit yield in the region of 60%. The business is located in a very busy commercial area with many major retail outlets including KFC Greggs Dominos Pizza Coral bookmakers Subway and close to Kingstanding shopping centre. The premise has a prominent corner location and comprises ground floor sales area with seating for 16 and 3 pan gas fired range. Rear preparation area store room potato preparation area WC further rear store with door to outside with rear vehicle access. There is a separate entrance to a 3 bedroom flat to the first floor which is sub let with an income of £5,400 per annum. The property is secured on a 25 years lease from 1999 with a rent of £14,412 per annum. Opportunity to increase the present turnover by operating on Sundays and possibly have seating outside the front of the premise.

Ref: 10798**Leasehold £240,000****Hall Green Birmingham - Very Well Established Café**

Traditional well established café business in the same family ownership since 1986 and operating for well over 50 years situated on a busy main road with much passing trade as well as business from the surrounding shops and houses. Turnover averages £1,350 per week with a gross profit yield in the region of 70% from sales of all day breakfasts hot & cold sandwiches lunches and hot & cold drinks. All over the counter sales no deliveries. Premise comprises ground floor café area having 40 covers with rear counter/serving area rear kitchen store room and WC outside bin area and 4 parking spaces secured on a lease with a rent of £101 per week. Operating hours 8.30am to 2.30pm Monday to Friday and 8.30am to 2.00pm Saturday. Ill health forces sale. Great opportunity the business has really been operating under management for the last few months.

Ref: 10796**Leasehold £37,500 – SOLD****Birmingham City Centre – Sandwich Bar Restaurant & Takeaway**

In the same owners hands for the last 30 years and only now being sold due to ill health a great opportunity to purchase a high turnover sandwich bar refurbished around 5 years ago to a very high standard with 80 covers (16 ground floor and 64 first floor). Sales average £4,750 per week with a gross profit yield in the region of 70% from sales of made to order sandwiches baguettes breakfasts lunches and drinks. The property is located in Birmingham city centre close to Snowhill railway station and briefly comprises ground floor sales area with seating for 16 and large counter unit with open plan kitchen and small rear kitchen area. Stairs to first floor with seating for 64 customers and staff room and second floor ladies & gents WC's office and stock room. The premise is secured on a 5 years lease with a rent of £18,500 per annum for 2 years increasing to £37,000 per annum for the last 3 years. Operating hours 6.30am to 4.30pm Monday to Saturday opportunity to open later hours and Sundays.

Ref: 10794**Leasehold £115,000 – SOLD****Aldridge West Midlands – Takeaway & Restaurant Premise in Quality Shopping Centre**

For sale the lease and fixtures and fittings of a ground floor takeaway premise with fully fitted and equipped kitchen and WC and to the first floor 3,000 sq.ft unit with planning consent for restaurant with up to 160 covers with first floor WC. The premise is secured on a lease with a rent of £20,000 plus VAT per annum plus service charge (£4,000 per annum approximately) and business rates. Situated in Anchor Road and part of Aldridge Shopping Centre ideally placed in the centre of Aldridge with roof top customer parking with many independent retailers together with bigger names such as Iceland WH Smith Boots the chemists Dominos pizza and Ladbrokes and opposite Sommerfield supermarket.

Ref: 10788**Leasehold £59,500 - SOLD**

Solihull West Midlands – 92 Cover Licensed Air Conditioned Restaurant

High class licensed air conditioned Solihull Town Centre Restaurant & Takeaway for sale having 52 covers to the ground floor and a further 40 covers to the first floor ideal for use as a Thai Italian or European restaurant. Currently operating as an Indian restaurant & takeaway with sales averaging £390,000 per annum with a gross profit yield in the region of 65%. Superbly located in Solihull Town centre close to other popular restaurants and public houses with ample customer car parking facilities. The well fitted and equipped premise is secured by way of a 25 years lease with a rental of £42,000 per annum inclusive of VAT. Trading hours 5.00pm to 12.30am Sunday to Thursday & 5.00pm to 1.00am Friday & Saturday.

Ref: 10617**Leasehold Reduced to £79,500****Wednesfield West Midlands – Traditional High Turnover Fish & Chip Takeaway**

Traditional Well Established High Turnover fish & chip takeaway with sales of fish & chips kebabs southern fried chicken pies and burgers. Turnover averages between £6,000 to £6,400 per week with the usual high gross profit margins and operating short hours. The premise is situated on a busy link road between the A4124 Lichfield Road to the A462 and is within a group of shops including Post Office Co Op Supermarket Bargain Booze Chemists Chinese takeaway newsagents and hair salon with ample customer car parking facilities. The property comprises ground floor sales area with Preston & Thomas 3 pan gas fired automatic range rear kitchen and rear potato preparation area and WC. To the first floor there is a separate entrance two bedroom gas centrally heated flat. The whole premise is secured on a 21 years lease with a rent of £15,000 per annum. Genuine retirement sale after 12 years accounts available great opportunity. We have a qualified commercial broker who has contact with a prime lender able to assist in the financing of this or any other fish & chip shops with good rates of interest please ask for details.

Ref: 10786**Leasehold £260,000 – SOLD subject to contract****Sutton Coldfield West Midlands – Traditional Main Road Fish & Chip Takeaway**

Very well established traditional fish & chip takeaway with sales of fish & chips kebabs pies and burgers operating from premise situated on a busy main A road in a group of shops having plenty of off road customer parking facilities. Sales average £3,000 per week with the usual high gross profit yield. Property which is situated in a good residential suburb of Birmingham comprises ground floor sales area with rear preparation area rear potato preparation area and WC. To the 1st floor separate entrance self contained two bedroom flat with lounge kitchen and bathroom. The business is operating under management and would ideally suit an enterprising owner/worker who could significantly increase the present turnover. The property is to be secured on a new lease with a rent of £300 per week.

Ref: 10775**Leasehold £139,500****Small Heath Birmingham – Char Grilled Chicken Pizza Baguettes Takeaway**

Char Grill Chicken Pizza Baguettes Jacket Potatoes Takeaway with sales in the region of £3,000 per week with a gross profit margin of around 60%. The business is situated on a very busy main road in a densely populated suburb of Birmingham operating from 12.00pm to 11.00pm 7 days per week. Premise comprises ground floor sales area with seating for 22 with rear preparation area further preparation area and WC. To the first floor kitchen with walk in chiller & freezer. Outside rear driveway with vehicle access. The whole premise to be secured on a new lease terms negotiable with a rent of £15,000 per annum. The business is being run under management and really being sold due to the owners other business commitments. There is a 3am license for the property with the trade certainly there to open later.

Ref: 10780**£75,000**

Branston Burton on Trent – Fish & Chip Takeaway

Newly established & equipped traditional fish & chip takeaway with sales in the region of £3,500 to £4,000 per week operating from premise situated on a busy B road in a parade of shops including Sainsbury's local. Property briefly comprises sales area with Bateman Hewigo 2 pan gas fired range rear preparation area potato preparation area and outside rear vehicle access and private parking. To be secured on a new lease with a rent of £225 per week. Hours of trade 11.45am to 2.00pm and 4.30pm to 10.00pm Monday to Saturday. The business is run under management and would greatly improve with an enterprising owner/worker.

Ref: 10777**Leasehold £149,500 – SOLD subject to contract****Branston Burton on Trent – Chinese Takeaway**

Chinese takeaway for sale newly established & equipped with sales averaging in the region of £3,000 per week. The property is situated on a busy B road in a small parade of shops next to a Sainsbury's local with ample car parking facilities. The premise briefly comprises sales area with sales counter rear fully fitted & equipped kitchen and WC and outside rear vehicle access and rear private parking to be secured on a new lease with a rent of £200 per week. Great opportunity for any enterprising new owner.

Ref: 10776**Leasehold £85,000****Acocks Green Birmingham – Well Fitted Modern Indian & Bangladesh Restaurant**

For sale newly fitted & equipped modern Indian & Bangladesh restaurant and takeaway situated on the busy A41 Warwick road in the centre of Acocks Green a busy commercial area with many multiple retail shops bars and restaurants with a turnover averaging £2,500 per week. The premise comprises 60 cover restaurant with preparation area ladies & gents WC's and rear fully fitted kitchen. There is an office/storeroom and outside staff WC plus two store rooms and rear vehicle access. The property is secured on a 20 year lease from October 2009 with a rent of £15,000 per annum. The business operates 5.30pm to 11.00pm Monday to Sunday. Excellent opportunity to purchase a ready made business with great scope to increase the present turnover.

Ref: 10635**Leasehold £34,950****Stechford Birmingham – Fish & Chips Kebabs Pizza and Curry Takeaway**

Takeaway for sale with sales of fish & chips kebabs pizza and curries situated on a busy main road in Stechford a densely populated suburb of Birmingham. Takings average £2,500 per week with a 52% gross profit yield. Property situated in a group of shops with easy parking facilities briefly comprising ground floor sales area with rear large kitchen WC and outside rear yard. Hours 12.00pm to 2.00am Monday to Sunday. Premise to be secured on a 15 years lease with a rent of £150 per week. The business has genuine scope to increase the present turnover.

Ref: 10656**Leasehold Reduced to £35,000 – SOLD**

Sparkbrook Birmingham – Hot Food Takeaway

For sale takeaway & first floor restaurant situated in the heart of Birmingham's Balti district with sales over £5,000 per week with a gross profit yield in the region of 65%. Operated by the owner with one full time and two part time staff. Operating hours 10.00am to 11.00pm 7 days and only now being sold due to ill health. The premise which is secured on a lease briefly comprises ground floor takeaway with rear store ladies & gents WC's kitchen and to the 1st floor restaurant area with seating for 22 store room and 2nd floor room. Rent £15,600 per annum.

Ref: 10669**Leasehold £79,500****Newtown Birmingham – High Turnover Café**

High turnover café business for sale situated in Newtown shopping centre next to Greggs the bakers and with Aldi William Hill Post Office Farmfoods and Londis with large customer car park. Sales include breakfasts throughout the day hot and cold sandwiches drinks and lunches. Sales average £1,750 per week with approximately a 75% gross profit yield. Spacious premise with 25 covers comprises sales area rear open plan counter and kitchen area fully fitted and equipped to high standard together with downstairs further kitchen expensively fitted and equipped with walk in fridge and walk in freezer. Premise secured on a 10 years lease from July 2006 with a rent of £10,000 per annum and subject to a rent review in the 5th year. There is a service charge which last year was £3,733 for the year. Hours 7.30am to 2.30pm Monday to Saturday and operated by the owner with 3 part time girls. Discreet sale please do not visit the premise directly.

Ref: 10634**Leasehold £44,500****Shrewsbury Shropshire – Fish & Chip Takeaway**

Fish & Chip Takeaway situated close to Shrewsbury Town centre on a busy road with other hot food takeaway outlets and residential houses. Takings average £4,000 per week from hours of 12.00pm to 2.00pm and 5.00pm to 10.00pm Monday to Saturday. Property comprises ground floor sales area rear preparation area potato room and to the first floor self contained flat with lounge kitchen bathroom double bedroom and two single bedrooms all secured on a 21 years lease with a rent of £250 per week. There are 350 new houses being built locally. The premise is very expensively fitted and equipped and worthy of your inspection.

Ref: 10663**Leasehold £149,950 – SOLD****Brierley Hill West Midlands – Freehold Fish & Chip Takeaway**

Traditional very well established fish & chip takeaway being sold with the freehold property or with the premise secured on a lease. Takings average between £4,300 to £4,600 per week from sales of fish & chips kebabs pies and burgers. Property comprises ground floor sales area with 3 pan gas fired Preston & Thomas range rear preparation area potato preparation area and WC. There is a separate entrance self contained flat to the first & second floors comprising fitted kitchen/lounge 2 bedrooms and bathroom with gas central heating. Outside is a rear yard and garage. The business is for sale with the whole property secured on a new lease with a rent of £13,000 per annum and a price of £195,000. Situated on a busy main road in a small parade of shops opposite a public house the business closes latest at 10.30pm. Genuine retirement sale after 12years.

Ref: 10657**Freehold £380,000 – SOLD**

Aston Birmingham – Freehold Hot Food Takeaway Premise

Hot Food Takeaway premise for sale Freehold with A3/A5 license allowing the property to be used as a café restaurant or hot food takeaway. The property has been in the same owners hands since 1984 operating as a Chinese takeaway and only now being sold due to retirement. The extended premise comprises ground floor sales area with fully fitted and equipped kitchen (602 sq.ft approx) with further domestic kitchen and WC and to the first floor landing double bedroom single bedroom bathroom and lounge and to the second floor large double bedroom with gas fired central heating throughout. The property is located in a busy group of shops including post office opticians William Hill bookmakers restaurants and takeaways and a very short distance from Aston Villa Football Club. The premise is for sale freehold with vacant possession.

Ref: 10655**Freehold £129,500- SOLD****Kings Heath Birmingham – Traditional Well Established Café**

Café business for sale established in the 1930's and in the present owners hands for the last 18 years who is only now selling due to a desire to have a change. All over the counter sales of hot & cold sandwiches breakfasts and tea and coffee with turnover averaging between £1,200 to £1,300 per week with a gross profit margin in the region of 70%. Premise secured on a 9 years lease with a rent of £183 per week briefly comprising café area with seating for 35 sales counter and fully fitted and equipped kitchen rear store and door to outside rear yard with vehicle access and private parking spaces and garage. To the front of the property there is a forecourt with seating for up to 8. To the first floor two rooms and bathroom with WC. The café is ideally located in Kings Heath Town centre just off the High Street in a parade of shops and surrounded by a large residential community.

Ref: 10615**Leasehold £29,950 – SOLD****Solihull Area West Midlands – High Quality Licensed 50 Cover Restaurant**

For sale high quality fully licensed till late air conditioned & gas centrally heated 50 cover restaurant situated just off a busy main road close to the NEC Birmingham International Airport & Railway Station in the Solihull area of the West Midlands. Hours of trade just 7.00pm to 10.00pm Monday to Saturday with tremendous scope to open longer and especially on Sundays. Currently operating as an Italian restaurant with sales averaging from very short hours £4,500 per week with a 65% gross profit yield. The premise was refurbished and equipped approximately two years ago to a very high standard and with very expensive commercial catering equipment. Property comprises restaurant area with bar ladies & gents WC preparation area kitchen veranda and walk in cold room. To the first & second floors 3 bedroom separate entrance flat currently sub let with a rent of £570 per month vacant possession can be granted upon completion. The whole property is secured on a 15 years lease from January 2007 with a rent of £21,000 per annum

Ref: 10598**Leasehold £199,500**

**To obtain the full particulars of any of the above businesses,
please telephone 01564 739797 and quote the appropriate reference number.
Alternatively, request the particulars from our web site at
www.hurdleyandco.co.uk**