

# Business Opportunities

July 2025



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## **Wales & Midlands**

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## **Devon & Cornwall**

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## **Wessex**

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# Devon & Cornwall

01752 234180

Devon (95432)



- Dartmoor National Park
- Historic, 12th century coaching inn
- Main bar, snug & dining rooms (78)
- 7 well appointed en suite letting rooms
- 3 bedroom detached owners bungalow
- Mature garden, two paddocks & field

Freehold £1,500,000

Cornwall (94277)



- Centre of Cornwall village
- 2 bar areas & function room
- 5 en suite letting bedrooms
- 3 bedroom owners accommodation
- Trade gardens & car park, new lease
- Net T/O of £600,000

Leasehold Freehold Offers Over

Devon (95303)



- 12th century village freehouse
- Between Tavistock and Plymouth
- Three trade areas (62)
- Self-contained apartment
- External trade areas
- Exceptional six-figure business

Freehold £650,000

Devon (94644)



- Village near major holiday route
- Beamed bars & restaurant (80)
- Five bedroom flat
- Gardens (100+), car park (25+)
- Scope to improve trade further
- Historic p/p for letting units

Freehold £525,000

Cornwall (93287)



- Centre of historic market town
- Recently restored 15th Century Inn
- Noted for cask ales
- Two character bars
- Enclosed courtyard
- Three bedroom flat

Freehold £335,000

Devon



(95550)

- Village hotel & apartments
- Main bar (32), 4 en suite rooms
- 2 self-contained apartments
- 5 bed holiday let, owner's cottage
- Trade patio, gardens & car park
- Established business

Freehold £1,000,000

Devon



(95383)

- Village in Dartmoor National Park
- Close to city of Exeter
- Main bar, dining room & games room
- Four bedroom owners accommodation
- Self-contained one bedroom flat
- Five en suite letting rooms
- Retirement sale

Freehold £745,000

Devon



(95707)

- Thriving seaside town hostel
- Close to harbour, beach & seafront
- Lounge, dining room & kitchen
- 13 bedrooms - sleeps up to 50
- Self-contained apartment
- Recently restored & modernised
- Established town centre business

Freehold £549,000

Devon



(92153)

- Freehouse in desirable village
- Interconnecting bar & dining area
- Spacious, four bedroom flat
- Outbuilding & large car park
- Trade garden & garden bar
- Private garden

Freehold £450,000

Devon



(95376)

- Free house in ancient village
- Dating from 1675
- Interconnecting bars (48)
- Skittle alley/function room (60)
- Mature garden (60)

Leasehold £7,500

Cornwall



(94824)

- Open access Cornwall moorland
- Hotel & wedding venue in over 2 acres
- 7 camping pods & 2 chalets
- 9 en suite letting bedrooms
- 3-bedroom owners accommodation
- Bar, restaurant & function room

Freehold £895,000

Devon



(93612)

- Spacious open plan trading areas (140)
- Function room
- 11 en suite letting rooms
- 3 bedroom owners accommodation
- Trade patio and car park (20)
- Gross turnover circa £350,000 p.a.

Freehold £675,000

Devon



(95714)

- Market town square position
- Main bar (35) & back bar (25)
- Function room (25) & skittle alley
- 4 letting rooms & owner's flat
- Historic PP for more letting rooms

Freehold £545,000

Devon



(95433)

- Torridge District village freehouse
- Near Devon coast & Tarka Trail
- Main bar (35), function suite (20)
- Three en suite Letting Bedrooms
- Owners Accommodation
- Beer Garden (75) and Car Park

Freehold £375,000

Devon



(95804)

- In hillside village - panoramic views
- Two bars. Games room. Skittle alley
- Decked terrace
- Large car park with outbuilding
- Three bedroom flat
- New lease

Leasehold Nil Premium



**Northamptonshire** (95449)



- Town centre hotel
- Twenty two en suite bedrooms
- Main bar and restaurant
- Two bedroom manager's flat
- Car park and trade patios
- Same owners since 1996

Freehold £850,000

**Lincolnshire** (86317)



- Twenty Pitch campsite
- Two Acre plot
- Eleven Camping pods
- Three Bedroom Pub
- Micro market/shop
- Retirement sale

Freehold £600,000

**Northamptonshire** (95194)



- Canal side honeypot location
- Detached two-storey pub
- Four internal trade areas
- Two bedroom accommodation
- Sizeable car park and patio
- Extremely profitable business

Freehold £550,000

**Derbyshire** (95565)



- Derbs/Notts border town
- Detached pub on the A609
- 3 Internal trade areas (140)
- Car park & beer garden
- Three bedroom private flat
- Commercial kitchen & cellar

Freehold Offers Over £500,000


**Lincolnshire** (93767)



- Views of the Humber Bridge
- Refurbished pub & restaurant
- 4 Internal trade areas
- Modern 3 bedroom flat
- Profitable business

Freehold £495,000

**Derbyshire** (95506)



- Magnificent hilltop views
- Four bedroom guesthouse
- Dedicated managers flat
- Two driveways & garage
- Lawned incline private garden
- Permission to use as a house

Freehold £450,000

**Norfolk** (95531)



- Detached town centre hotel
- Bar, restaurant & function room
- 12 en suite bedrooms
- One bedroom managers flat
- Beer garden & two car parks
- Vacant possession opportunity

Freehold £450,000

**Derbyshire** (91836)



- Stunning Peak District community village
- Detached pub & restaurant
- 3 bedroom accommodation
- Car park & on-site Brewery
- Profit making business

Freehold Offers Over £425,000

**Suffolk** (86162)




**UNDER OFFER**

- Quaint Suffolk village
- Only 9 miles from coast
- Character property
- Nine bedroom hostel
- Car park & two bed private flat
- Scope to improve business

Freehold £400,000

**Suffolk** (25916)



- Suffolk/Norfolk border village
- 100% wet-led pub
- Car park & beer garden
- 4 Bedroom private flat
- Same owner since 2012
- New free of tie 7 year lease

Leasehold £25,000



# Eastern Counties

01522 500 059

**Lincolnshire (30022)**



- Affluent market town
- Busy town centre location
- 100% wet led pub
- 5 Double bedroom flat
- Scope to add food offering

**Freehold £395,000**

**Norfolk (93679)**



- Only 3 miles from Swaffham
- Four double bedroom pub
- Commercial kitchen & car park
- Private garden with outbuildings
- Sizeable plot with beer garden

**Freehold Offers Around £325,000**

**Northamptonshire (95738)**



- Five bed pub and restaurant
- Commercial kitchen
- Basement cellar
- Two internal trade areas
- Car park and trade garden
- Only pub in the village

**Freehold Offers Over £300,000**

**Lincolnshire (95192)**



- Located just off the seafront
- 10 en suite bedroom guest house
- Front patio, rear yard & car park
- Staff kitchen & private office
- Laundry room & basement cellar
- Scope to add a food offering

**Freehold £260,000**

**Suffolk (25711)**



- Suffolk village close to Diss
- Detached pub & restaurant
- Front trade patio & car park
- 6 bedroom accommodation
- Free of tile lease opportunity

**Leasehold £39,500**

**Norfolk (26661)**



- 3 Bed pub and restaurant
- Norfolk village on the A134
- 3 bed en suite letting annexe
- Private car park & trade garden
- Same owners for 80+ years

**Freehold Offers Around £375,000**

**Lincolnshire (95517)**



- 9 en suite bedrooms
- Rear car park (5)
- 3 bedroom owners' flat
- Profitable business
- Retirement sale
- Glorious sea views

**Freehold £325,000**

**Nottinghamshire (95305)**



- Traditional pub & restaurant
- Busy location
- 3 trade areas
- Two bedroom flat
- External seating
- Close to city centre

**Freehold £295,000**

**Lincolnshire (30030)**



- Detached pub & restaurant
- Car park & beer garden
- Same owner since 2005
- Only pub in the village
- Net sales of £310,000+

**Freehold £250,000**

**Nottinghamshire (6918)**



- Detached hotel
- Bar & restaurant
- 9 Letting rooms
- Sizeable car park
- Commercial kitchen
- New 7 year lease

**Leasehold £35,000**

**Lincolnshire (94660)**



- High street Café
- Close to the seafront
- 5 double bedrooms
- Patio, garage & driveway
- Same owners since 1956

**Freehold £350,000**

**Norfolk (94976)**



- 4 bedroom detached pub
- 3 internal trade areas (100)
- Commercial kitchen
- Enclosed trade patio (48)
- Car park (12)
- Business rates exempt

**Freehold £300,000**

**Nottinghamshire (94641)**



- 18th century detached pub
- Close to Newark Golf Club
- Main bar and games room
- Commercial kitchen and pantry
- Car park and trade patio
- Three bedroom accommodation

**Freehold £280,000**

**Lincolnshire (24413)**



- 3 Bedroom pub
- 3 Internal trade areas
- Car park & kitchen
- Only pub in the village
- Vacant possession sale

**Freehold Offers Over £150,000**

**Norfolk (27545)**



- 4 Miles west of Norwich
- Pub with bowls green
- Scope to introduce food
- 2 Sizeable car parks
- Riverside beer garden
- 3 Double bedroom flat

**Leasehold £30,000**

**Lincolnshire (35787)**



- Located on the Busy A153
- Close to Lincolnshire Wolds
- Detached Pub & Restaurant
- 3 Bedroom Accommodation
- large car park and trade patio
- Only Pub in the village

**Freehold Offers Around £325,000**

**Lincolnshire (95095)**



- Town centre location
- Tapas restaurant & bar
- Three internal trade areas
- External courtyard/patio
- Private first floor apartment
- Profitable business

**Freehold £300,000**

**Lincolnshire (95722)**



- Detached town centre pub
- Two bedroom private flat
- Four letting bedrooms
- Licensed for 300 patrons
- Rear car park and two patios
- Same owner since 2009

**Freehold £280,000**

**Lincolnshire (6530)**



- Detached pub & restaurant
- 3 internal trade areas
- 3 bedroom private flat
- Car park & beer garden
- 7 electric hook-up campsites
- Long lease until 2042

**Leasehold £50,000**

**Nottinghamshire (91295)**




- Close to A1 near Newark
- 2 football pitches & bowls greens
- Clubhouse, changing rooms & pavilion
- 8.5 acre plot with car park
- New 40 year lease

**Leasehold Nil Premium**



**Malaga** (95168)



- Hilltop position close to Marbella
- Panoramic views of the Mediterranean Sea
- Substantial hotel property on 25.7 acre plot
- 59 bedrooms and 10 apartments
- Restaurant, cocktail bar and terrace
- Heated indoor pool and spa

**Freehold €11,000,000**

**Mexico** (95741)

**Confidential**

- Iconic 4-star adults-only hotel
- Located directly on 70 meters of beachfront
- 31 rooms bedrooms
- Open-air restaurant
- Spa, yoga studio and outdoor pool
- Strong turnover and profit margins
- Potential to add further bedrooms

**Freehold \$12,700,000 (USD)**

**Mallorca** (94052)



- Superbly presented boutique hotel
- Stone property in stunning countryside
- 14 rooms and suites
- High quality character bar and restaurant
- Planning to add 10 additional suites
- Outdoor pool with sea and country views

**Freehold €7,000,000**


**Mallorca** (94677)



- Stunning country location
- 15th Century stone property
- 20 hotel rooms
- Outdoor pool, courtyards and gardens
- Restaurant and kitchen
- Development land included

**Freehold €7,000,000**

**Mexico** (95181)



- Prime location close to beach
- Views of sea and inland lagoon
- 22 bedrooms over three floors
- Restaurant and poolside cafe bar
- Private swimming and plunge pools
- Contracts in place with tour operators

**Freehold €5,000,000 - €6,500,000**

**Mallorca** (94066)



- Stunning and secluded countryside position
- Superbly finca/villa with sea views
- Over 600 m² of property on 14,000 m² plot
- Eight large en suite bedrooms
- Seminar room, sauna and massage room
- Eight terraces and 10 x 5 m pool

**Freehold €3,600,000**

**Almeria** (94119)



- Tranquil position on Spain's Costa Blanca
- 22 acres with easy motorway access
- Planning for a 5\* resort with 92 units
- Three pools
- Two bars and a restaurant
- Supermarket & leisure facilities

**Freehold £3,500,000**

**Morocco** (94691)



- Country position close to Atlas Mountains
- Stunning 360 degree views
- 22 miles south of Marrakesh
- Close to amenities and employment
- 22 acres of land
- Planning granted for 9 luxury villas

**Freehold €3,000,000**

**Portugal** (94652)



- Picturesque country location
- 10 minutes from amenities
- 18 acre plot
- Historic planning for holiday park
- Ideal for a modern hotel or sports academy
- Rare opportunity

**Freehold €2,700,000**

**Mexico** (95742)

**Confidential**

- 2-star beachfront hotel
- 12 cabins and a restaurant
- Relaxed and comfortable style
- Potential for scaling to 36-48 suites
- 8 rooms with shared bathrooms
- Strong turnover and profit margins
- Scope to increase trade further

**Freehold \$3,175,000 (USD)**


**Mexico** (95183)



- Prime location only 50m from the beach
- Spectacular views over the sea and jungle
- 12 superbly appointed suites with terraces
- On-site Restaurant
- Private swimming pool
- Contracts in place with tour operators

**Freehold €2,000,000 - €3,000,000**

**Mallorca** (94051)



- Sought-after waterfront position
- Substantial five-storey property
- 12 hotel rooms with scope for more
- Swimming pool overlooking the harbour
- Rooftop terrace
- Currently closed - in need of refurbishment

**Freehold €1,680,000**

**Mallorca** (94065)



- Close to expanding market town
- Close to town and beaches
- Part-constructed residential development
- Sitting in a plot of 26,284 m²
- Six bedrooms
- Swimming pool

**Freehold €1,600,000**

**Mexico** (95743)

**Confidential**

- Located a 5-minute walk from the town
- Newly established hotel with ocean views
- 20 rooms with private bathrooms
- 8 rooms with shared bathrooms
- Outdoor pool and private parking
- Offers significant room for further growth

**Freehold \$2,225,000 (USD)**

**Mallorca** (94161)



- Busy position on shopping leisure parade
- Close to hotels and holiday apartments
- Sizeable open plan bar with amusements
- Large front trade terrace (100)
- Popular with holiday makers and expats
- Profitable business, scope to further expand

**Freehold €998,000**

**Mallorca** (94306)



- Busy position on shopping leisure parade
- Close to hotels and holiday apartments
- Fully fitted bar and kitchen
- Popular with holiday makers and expats
- Generating a rental income of €9,000 pa
- Also suitable for own use and occupation

**Freehold €410,000**

**Mallorca** (94107)



- Picturesque vicinity of Manacor
- Breath-taking views
- Expansive 25,000 m² plot
- Planning permission for 350 m² luxury Spanish finca-style house
- Permission for a 40 m² garage

**Freehold €390,000**



Herefordshire

(95247)

Confidential

- Bar & dining room (120)
- Retail area, Catering kitchen
- 9 en suite letting bedrooms
- 2-3 bedroom private accommodation
- Large gardens & terrace (60)
- Large car park (180+) & grounds
- Net T/O £623,350 YE December 2024

Freehold £1,500,000

Oxfordshire

(94627)



- Standing on the River Thames
- Two character bar/restaurants (75)
- Extensive decked seating area (50+)
- Extensive gardens which seat 200+
- Three-bedroom owners accommodation
- Set in over an acre
- Turnover £1,000,000+ net of VAT

Freehold £1,250,000

Shropshire

(92040)



- Outstanding Pub/Hotel/Dining Venue
- Traditional 18th century pub
- 3 bars and restaurant
- 8 e/s letting rooms
- 7 s/c holiday cottages/apartments
- Gardens & parking. T/O £641k pa net
- For sale after 16 years same hands

Freehold Offers Around £975,000

Gloucestershire

(95276)



- High quality property
- 100+ customers seated internally
- Three en suite letting bedrooms
- Superb two bedroom owners suite
- Set in 0.65 of an acre
- Garden, parking, caravan site
- Owners selling after 25 years

Freehold £950,000

Shropshire

(95416)




- Approx 0.28 acres in town centre
- Nightclub rent: £39,000 p.a.
- Shop & 4 bed flat: £12,000 p.a.
- 2 bed house rent: £6,000 p.a.
- Dilapidated barn with potential
- Scope for complete development

Freehold £800,000

Oxfordshire

(94846)



- 10 en suite letting bedrooms (3 s/c)
- 2 self-contained flats
- Character bar & two section restaurant
- Substantial 3 bed owners' accommodation
- Large gardens & stables
- Parking for 50 cars

Leasehold £48,500

Oxfordshire

(94247)



- 17th century Cotswolds inn
- Successful, well-appointed hostelry
- 6 character trading areas (100)
- 5 en suite letting bedrooms
- Manager's flat, cottage, garden
- T/O £681,215 p.a net of vat

Freehold £1,200,000

Staffordshire

(94332)



- Iconic canalside pub and restaurant
- 3 section bar & restaurant (60)
- 5/6 bedroom owners accommodation
- Feature canalside gardens (100+)
- Car park (60+)
- Additional land with moorings

Freehold £950,000

Glamorgan

(91453)



- Vale of Glamorgan village inn
- Bar and restaurant (100+)
- 4 en suite letting bedrooms
- Gardens and car parking
- T/o £600,000 pa net of VAT
- Quality venue in desirable location

Freehold £850,000

Shropshire

(729)




- Established & profitable business
- Destination dining venue
- Canal side location
- Substantial property
- 2 trade areas & outside seating
- Excellent car parking

Freehold £795,000



Worcestershire
(95335)



- Excellent catering facilities
- Restaurant for 44
- Bar and venue (300)
- Four en suite letting rooms
- Three bedroom owners accommodation
- Canalside gardens

Freehold £795,000


Herefordshire
(94589)



- 16th century thatched property
- 2 self-contained letting cottages
- Cottage style gardens & parking
- Scope to introduce further B&B
- Well established business

Freehold £775,000

Herefordshire
(95652)



- Prominent town centre location
- Substantial modern property
- Ground floor restaurant & kitchen
- First floor storage area
- Three separate flats
- Potential for investors

Freehold £750,000

Gloucestershire
(91420)



- Village Inn set in 0.5 acres
- 3 section bar, snug/dining area
- 4 en suite letting bedrooms
- Owners accommodation, car parking
- Gardens, T/O £600,000 per annum
- Convenient for M4 motorway & Bath

Freehold £695,000

Monmouthshire
(93201)



- Renowned gastro pub and restaurant
- Four bar and restaurant areas (120)
- Eight en suite letting bedrooms
- Excellent catering facilities
- Owners accommodation
- Set in a large plot

Freehold £695,000

Staffordshire
(93224)



- Village centre pub and restaurant
- Character lounge, bar & restaurant
- Three bedroom accommodation
- Large gardens and parking
- Operating on limited hours
- Huge scope to improve trade

Freehold £695,000

Shropshire
(91299)



- Country Inn appointed to high standard
- 7 quality individual en suite letting rooms
- Character lounge bar & restaurant
- Two separate outside seating areas
- Sought-after village

Freehold Offers Around £650,000

Gloucestershire
(92078)



- Bustling edge of Cotswolds town
- 17th Century inn and restaurant
- Four character bars and restaurants
- Three en suite letting bedrooms
- Garden (100) and car park
- Net turnover £559,000 pa

Freehold £650,000

Shropshire
(94240)



- Established & profitable business
- Food led village pub & restaurant
- 2 internal trading areas (160)
- External seating (70) & car park
- 5 bed owners accommodation
- New free of tie tenancy

Freehold £650,000

Shropshire
(2615)



- High trading public house
- Open plan bar & dining areas
- 4 bedroom owners accommodation
- Riverside gardens, parking
- T/O £630,501 net of VAT
- 63% wet sales, £152,000 net profit

Freehold £645,000




**Gloucestershire** (1607)



- Award-winning real ale/cider venue
- Sought-after riverside village
- Character trading area
- Restaurant providing rental income
- Currently operated under management
- Landscaped garden. Lock up.

Freehold £625,000

**Cardiganshire** (3108)



- Located in university town
- Award winning restaurant & nightclub
- Restaurant & cocktail bar (28)
- Covered external trading area (32)
- Nightclub/wine bar licenced for 325
- Net sales prior to partial closure £1.3m

Freehold £595,000

**Brecknockshire** (92162)



- Brecon Beacons/Usk Valley riverside and canalside pub
- Character public house and restaurant
- 4 bed, 20 berth bunkhouse letting accommodation
- Traditional bar and restaurant (80)
- Owners accommodation, gardens & car parking

Freehold Offers Around £595,000

**Gloucestershire** (295)



- Substantial property
- Large plot & car park
- Village pub & restaurant
- Interconnecting bar & restaurant
- Owners accommodation
- Currently closed

Freehold £575,000

**Oxfordshire** (94287)



- Thatched 17th century Inn
- Set in 0.5 of an acre
- 7 en suite letting bedrooms
- Additional campsite available
- 2 section bar & catering facilities
- T/O £500,000 pa inclusive of VAT

Freehold £550,000

**Oxfordshire** (94935)



- Bar & restaurant facilities
- Owners accommodation
- Three en suite letting bedrooms
- Trade garden & car park
- Recent takings £600,000 net

Freehold £600,000


**Herefordshire** (91190)



- Iconic Fishermen's Hotel/Inn
- C17 Grade II listed property
- Four bars/restaurants
- 10 en suite letting bedrooms
- Two bedroom owners cottage
- Set in 0.34 acres

Freehold £595,000


**Powys** (94215)



- Tea rooms and campsite
- At foot of stunning waterfall
- Separate 3 bedroom house
- 2 holiday lets
- Commercial car parks and toilets

Freehold £595,000


**Gloucestershire** (2377)



- Turnover £567,000 pa net of VAT
- 500 annual brewers barrels
- Up to 30 years in the same owners hands
- 3 section interconnecting, easy to operate bar areas
- 2/3 bedroom owners accommodation
- External trade area and car park

Freehold £550,000

**Gloucestershire** (94565)



- 17th century Inn with 3 section beamed bar
- Separate restaurant/games room and catering kitchen
- 5 en suite family size letting bedrooms
- Gardens and car parking
- P/P for the construction of 5 2-bed townhouses
- Currently closed

Freehold £550,000



**Gloucestershire** (94838)



- Gloucestershire Cotswold village freehouse
- Attractive Cotswold stone built property
- Open plan bar area
- Three bedroom owners accommodation
- Superb terraced gardens with views (100+)
- Recently refurbished

**Freehold £550,000**

**Warwickshire** (95106)



- Village centre freehouse
- Historic character property
- Three good size trading areas
- Three bedroom owners accommodation
- Extensive gardens & car parking
- Set in 0.45 of an acre

**Freehold £550,000**

**Oxfordshire** (95641)



- Substantial village freehouse set in 0.59 of an acre
- Two quality bars and restaurant
- Three en-suite letting bedrooms
- Owners accommodation
- Extensive gardens and car parking

**Freehold £545,000**

**Worcestershire** (95620)



- 40 years in sale owners hands
- open-plan bar area (80)
- Two separate flats
- Split level trade garden
- Turnover £420,000 p.a. net

**Freehold £525,000**

**Herefordshire** (92121)



- Renowned village restaurant
- Character restaurant & cafe (38)
- Covered external seating (16)
- Four bedroom owners' accommodation
- Two bedroom Airbnb cottage
- Same owners' hands over 40 years

**Freehold £495,000**

**Shropshire** (94964)



- Iconic brew pub
- World heritage site
- Traditional pub
- Substantial grounds of 1.1 acres
- Shepherds hut and camping pod
- Sold twice since 1832

**Freehold £550,000**

**Shropshire** (95563)



- Established & profitable business
- Limited trading hours - scope to increase
- Charming Victorian property
- Tearoom, fromagerie, delicatessen
- Shop premises, 4 trading areas (48)
- Well-appointed Airbnb

**Freehold £545,000**


**Oxfordshire** (94140)



- Historic 17th century pub
- 2 bar/dining areas
- 2 bed owners accommodation
- Trade garden, car parking
- T/O £250,000 p.a. net of Vat
- Completely refurbished

**Freehold £525,000**

**Worcestershire** (93404)



- Outstanding pub in Malvern Hills
- Popular village on busy road
- Bar, snug & restaurant
- New free-of-tie lease
- Furnished let
- Lock-up premises

**Leasehold £25,000**

**Worcestershire** (94043)



- Edge of Malvern freehouse
- Bar, conservatory restaurant
- 3 bedroom owners accommodation
- Good gardens & car parking
- Set in approximately 0.5 acres
- For sale after 37 years

**Freehold £495,000**



**Herefordshire** (94152)



- Outstanding 16th century hostelry
- Character lounge bar and restaurant
- Excellent trade garden
- 3 bedroom owners accommodation
- Sought-after Golden Valley village
- Established and profitable business

Freehold £495,000

**Shropshire** (95198)



- Planning permission for ten flats
- Vast Grade II Listed property
- Former hotel
- Close to town centre
- Large car park to rear

Freehold £495,000

**Gloucestershire** (95599)



- Character bar (24)
- Two restaurants (52)
- 4 en suite letting bedrooms
- Excellent trade garden
- T/O £320,000 p.a. net of VAT

Freehold £495,000

**Oxfordshire** (93748)



- Character 18th century property
- Two attractive bars
- Superb four bedroom owners flat
- Large loft for conversion (STPP)
- Gardens and car parking

Freehold £480,000

**Oxfordshire** (92094)



- Grade II listed Coaching Inn
- Three bars
- Six letting bedrooms (incomplete)
- Outbuildings (suit conversion)
- Courtyard style garden
- Parking

Freehold Offers Around £475,000

**Herefordshire** (95129)



- Renowned country inn
- Established village pub & dining
- 3 character trade areas
- 3 bedroom owners accommodation
- Outstanding gardens & parking
- PP to develop 4 letting bedrooms

Freehold £475,000

**Herefordshire** (1553)



- Business on an upward trajectory
- 18 month net sales of £412,472
- Appointed to a good standard throughout
- Ample trade gardens and covered seating
- Well appointed private flat
- Large carpark for destination customers

Freehold £465,000

**Gloucestershire** (94030)



- INVESTMENT SALE - 6.7% YIELD
- South Gloucestershire Village Pub
- On edge of popular market town
- Three interconnecting Bars and Restaurants
- Four Bedroom Owners Accommodation
- Attractive Gardens with outstanding views

Freehold £465,000


**Warwickshire** (94101)



- Highly profitable business
- Substantial property
- 10 bedroom HMO
- Rental income
- Scope for further development

Freehold £465,000

**Herefordshire** (146)



- Character stone built cottage inn
- 'L' shaped public bar & deli/shop
- Feature rear gardens off bar
- Timber constructed events hut
- Car park & private garden
- Established business good turnover

Freehold £450,000


**Gloucestershire** (3123)

**Confidential**

- Royal Forest of Dean
- Severn Estuary Main Road Inn
- Open plan character trading areas
- 6 e/s letting rooms. Owners cottage
- Two-thirds of acre/gardens/parking
- T/O £154K net with scope

Freehold £450,000

**East Yorkshire** (3155)



- Village location
- Detached 19th century building
- Open plan trade area
- Two bedroom private accommodation
- Large beer garden & parking
- Detached Cottage

Freehold £450,000

**Buckinghamshire** (91333)



- Set in half an acre
- Character main bar
- 2 bed owner accommodation
- Extensive gardens
- Car parking

Freehold Offers Around £450,000



# Midlands

01981 250 333

**Oxfordshire** (94556)



- Near major town and motorway
- 2 section open-plan bar/restaurant
- Catering kitchen
- 2 bedroom owners accommodation
- Excellent trade garden
- Car park

**Freehold £450,000**

**Worcestershire** (91646)



- Well-appointed pub & restaurant
- In the Worcestershire countryside
- Set in approximately 1.6 acres
- Traditional bar and lounge
- Large restaurant & conservatory
- Excellent grounds including paddocks

**Freehold £440,000**

**Shropshire** (94055)



- Traditional village pub
- Undergone major investment
- Character trading areas
- Owners accommodation
- Self-contained bungalow
- Well established business

**Freehold £425,000**

**Northamptonshire** (95526)



- Established pub & dining venue
- Two section dining space of 62
- Trade garden (90), Car park (20)
- 3 bedroom owners accommodation
- Converted Barn Shop with potential
- Limited hours with scope

**Freehold £425,000**

**Worcestershire** (91078)



- Village centre inn
- Attractive open plan bar area
- 3/4 letting bedrooms
- Gardens & car parking
- Set in 0.27 acres
- For sale after 33 years

**Freehold £410,000**

**Worcestershire** (94611)



- Worcester City Centre
- Historic listed Victorian public house
- Stunning bar and dining area
- Catering kitchen
- Four bedroom owners accommodation
- T/O £551,947 pa inc VAT

**Freehold £450,000**

**Herefordshire** (87445)



- Character bar & dining facilities
- 3 en suite letting bedrooms
- 3 bedroom owners accommodation
- Extensive trade & private gardens

**Freehold £430,000**

**Worcestershire** (94477)



- Stunning early Victorian property
- Award winning real ale venue
- Open plan bar (61)
- Good catering facilities
- Conservatory & covered garden (70)
- T/O £300,000 gross. High barrelage

**Freehold £425,000**

**Gloucestershire** (95640)



- 9 plots, 7 hook-ups (space for more)
- Five interconnecting trade areas
- 3 bedroom owners accommodation
- Stone built one-bedroom cottage
- Trade garden.
- 25 years in same hands

**Freehold £425,000**

**Warwickshire** (1672)



- Warwickshire Market Town
- Historic character C18th Inn
- Open plan bar & dining facilities (50+)
- Four bed accommodation
- Excellent trade garden and car park
- Recently refurbished, currently closed

**Freehold £395,000**

**Herefordshire** (94907)



- Prominent village centre location
- On the Black & White Village Trail
- Character dining area (60)
- 5 bedroom owners accommodation
- Potential for B & B
- Cottage style gardens

**Freehold £450,000**

**Staffordshire** (1246)



- Village reehouse
- 30 years in same owners hands
- Attractive lounge bar & restaurant
- 4 bedroom flat. Garden & car park
- 7 acres pasture available
- Turnover £170,694 pa net of VAT

**Freehold £425,000**

**Radnorshire** (94701)



- Edge of Cambrian mountains market town
- Outdoor capital of Wales
- Town centre location in Upper Wye Valley
- Character restaurant/breakfast room plus catering kitchen
- Five quality en suite letting bedrooms

**Freehold £425,000**

**Worcestershire** (5)



- For sale after 30 years
- Considerable period charm/character
- Lounge bar/restaurant
- Second restaurant/function room
- Three bedroom owners accommodation
- PP for seven en suite letting rooms

**Freehold £415,000**

**Gloucestershire** (94283)



- Attractive edge of Cotswolds village
- Set in 0.25 of an acre
- Two bars
- Two section restaurant (36)
- Four bedroom owners accommodation
- Large car park

**Freehold £395,000**

**Herefordshire** (95555)



- 6 section bar/restaurant (110+)
- Three bedroom owners accommodation
- Superb trade gardens
- Large car park (40)
- High trading property
- To let on favourable FOT lease

**Freehold £450,000**

**Oxfordshire** (93575)



- Character village freehouse
- Main bar (50)
- Restaurant (30)
- Three bed owners accommodation
- Gardens and car parking
- Currently closed

**Freehold £425,000**

**Shropshire** (95122)



- Popular locals' hostelry
- Immaculately presented throughout
- Early 19th century property
- 2 character bars, snooker room
- 3 separate apartments, trade garden
- T/O: £250,000 pa. Wet sales only

**Freehold £425,000**

**West Midlands** (1961)



- Lounge bar, public bar & games room
- Quality five bed accommodation
- Trade garden & car park
- Set in 0.19 of an acre
- Trades under the VAT threshold

**Freehold £410,000**

**Ceredigion** (2866)



- 4 quality en suite letting rooms
- Character town centre pub
- Open plan lounge bar
- Enclosed beer patio
- Net sales approx. £350,000 pa
- Operated under management

**Freehold £375,000**



# Midlands

01981 250 333

**Herefordshire** (91641)



- Edge of busy West Herefordshire village
- Lounge bar and dining room
- Private accommodation
- Large garden and parking
- Available on sensible free of tie terms

Freehold £375,000

**West Midlands** (93331)



- Well appointed community pub
- Three section open plan bar area
- Planning consent approved for conversion/extension to 6 flats/apartments (total 12 bedrooms)
- Excellent trade garden

Freehold Offers Around £350,000

**Powys** (1964)



- Character public house & restaurant
- Four separate trading areas
- Three bedroom accommodation
- Car park & lawned trade garden
- Currently tenanted
- Vacant possession available

Freehold Guide Price £320,000

**Shropshire** (91244)



- Traditional village pub
- Offering wet sales only
- Net sales approx. £120,000
- Appointed to a very good standard
- Lounge, restaurant and dining room
- Garden & car park. Scope for food

Freehold £280,000

**Herefordshire** (3048)



- Town centre pub & brewery
- Public bar and trade garden
- Brewery with five barrel plant
- Two bedroom accommodation
- Wet sales only
- Investment sale

Freehold £180,000

**Shropshire** (94910)



- 16th century village inn
- Four en suite letting bedrooms
- Lounge, snug & dining room
- Three bedroom owners accommodation
- Car park & gardens
- Outstanding views over Long Mynd

Freehold £375,000

**Worcestershire** (95310)



- Four character trading areas (140+)
- Superb trade garden (120+)
- Separate 2 bedroom Airbnb
- Four bedroom owners accommodation
- Car park

Freehold £350,000

**Shropshire** (1442)



- Character cottage style pub
- "Olde Worlde" lounge bar
- 3 bedroom owners accommodation
- Excellent trade garden
- Sales approx. £5,000 per week

Freehold £295,000

**Herefordshire** (95166)



- Central grade II listed property
- Open plan bar/restaurant
- Two separate residential flats
- Catering kitchen
- Previously let
- Enclosed outside trading area

Freehold £280,000

**Shropshire** (93234)



- High turnover & profitability
- Appointed to a high standard
- Three ground floor trading areas
- Five en suite letting bedrooms
- Excellent trade gardens
- To let on new free-of-tie lease

Freehold Offers Invited Leasehold

**Warwickshire** (95551)



- Traditional pub with thatched roof
- Sought-after residential village
- In excellent order throughout
- Currently offering wet sales only
- Scope to introduce food
- Gross sales approx £200,000 p.a.

Freehold £375,000

**Worcestershire** (94167)



- Black & white traditional pub
- Two section bar plus games room
- Lounge bar
- Two bed owners' accommodation
- Excellent gardens
- T/O £250,000 per annum

Freehold £325,000

**Shropshire** (94034)



- Set in idyllic rural setting
- Public bar, lounge bar & restaurant
- Two bedroom owners accommodation
- Car parking & feature gardens

Freehold £295,000

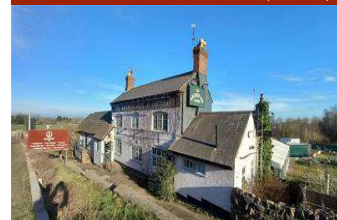
**Herefordshire** (93533)



- Delightful village freehouse
- Character open plan bar
- Two bedroom owners accommodation
- Trade garden and car parking

Freehold £250,000

**Warwickshire** (95411)



- Bar (25),
- Lounge Bar/Restaurant (72)
- Marquee Function Room (150)
- Canalside lawned Gardens (250)
- Car Parking & Camp Site

Leasehold £100,000

**Herefordshire** (95590)



- Character 17th Century freehouse
- 3-section bar areas (100+)
- Skittle alley, 2 refurbished bedrooms
- Extremely large trade garden
- Currently closed

Freehold £365,000

**Worcestershire** (95807)



- Contemporary bar & restaurant (60)
- Unused function room
- Three bedroom owners accommodation
- External area
- Available freehold or private lease
- Currently closed

Freehold £325,000

**Herefordshire** (94754)



- Well-established cafe business
- Busy high street location
- Open plan cafe with kitchen
- Self-contained 3 bedroom flat
- Self-contained 2 bedroom flat
- Additional rental income

Freehold £295,000

**Shropshire** (94399)



- Village centre inn
- Character, modernised property
- Bars, restaurant & community room
- 5 en suite bedrooms. Car park
- Capital required: £15,000
- Exceptional opportunity

Free of Tie Furnished Tenancy

**Shropshire** (93785)



- Attractive established business
- French style 24 seater restaurant
- Trade courtyard
- Two section catering kitchen
- Michelin listed
- Favourable private lease

Leasehold £90,000



# Midlands

01981 250 333

## Worcestershire (87393)



- High trading riverside inn
- 2 bars, restaurants, function room
- 17 letting bedrooms, 2 flats
- Excellent garden with river views
- T/O £500,000 per annum

Leasehold £75,000

## Powys (94984)



- Character village Inn
- 10 en suite letting bedrooms
- Character bar & restaurant
- Trade garden & car park
- T/O £265,000
- Free of tie private lease

Leasehold £48,500

## Shropshire (95493)



- Two section character bar (46)
- Restaurant (30) Function room (40+)
- Four bedroom owners accommodation
- Two bedroom letting cottage/Airbnb
- Gardens and car parking (26)
- T/O £550,000 net of VAT pa

Leasehold £35,000

## Oxfordshire (95495)



- Character village pub and restaurant
- Open plan bar and restaurant
- Three bedroom owners accommodation
- Excellent trade garden & car parking
- Currently closed
- To let on new free-of-tie lease

Leasehold £25,000

## Shropshire (91070)



- Village pub & restaurant
- Recent refurbishment - £250,000
- New free of tie let
- Three trading areas
- 3 en suite letting rooms
- Owners accommodation

Leasehold Nil Premium

## Shropshire (94539)



- Wine bar in busy town centre
- Character trading areas
- Well established business
- Operating on limited hours
- Huge scope to increase trading
- Lock-up

Leasehold £75,000

## Staffordshire (95514)



- Wolverhampton city centre
- Well-appointed cafe and brunch bar
- Recently developed cafe & kitchen
- Busy high street location
- T/O £87000 pa, limited trade hours
- Lock up

Leasehold £39,500

## Gloucestershire (95494)



- Traditional character bar (70)
- Two-storey restaurant (50)
- Two self-contained apartments
- Excellent trade garden
- Car park (40)
- To let on private free-of-tie lease

Leasehold £35,000

## Herefordshire (95792)



- Renowned tourist location
- 4 section lounge and restaurant
- Public bar and restaurant
- 3 en suite letting bedrooms
- Owner's accommodation
- Patio garden & car parking

Leasehold £25,000

## Herefordshire (22)



- Outstanding location
- 16th century thatched property
- Character features throughout
- Garden and car park
- New, free of tie tenancy
- Lock-up

Tenancy Estimated Ingoing £18,000

## Berkshire (94902)



- Character five-section bar and dining areas
- Feature barn/restaurant / function room (
- Three bedroom owners accommodation
- Separate one bedroom cottage
- Trade garden and car parking
- T/O £516,000 pa net of VAT

Leasehold £75,000

## Worcestershire (94238)



- Historic black & white public house
- Busy High Street location
- Character public bar & lounge bar
- Courtyard garden (40)
- 5 letting bedrooms (4 en suite)
- Turnover approx £300,000 p.a.

Leasehold £35,000

## Warwickshire (94705)



- Stone "black & white" public house
- Prominent town centre location
- Open plan trading area
- Good outside trading area
- Private accommodation, parking
- Currently closed

Leasehold £25,000

## Herefordshire (94764)



- Prominently located main road
- Lounge bar/restaurant (65)
- Public bar/games room
- Six en suite letting bedrooms
- Three bedroom owners accommodation
- Currently closed

Leasehold £18,500

## Shropshire (470)



- Outstanding Multi Function Venue
- Opportunity for Experienced Operators
- Annual Sales Approx £630K ex VAT
- Entertainment & Catering Facilities
- Available as Part or Whole
- Negotiable Terms & Costs

Leasehold Ingoing Negotiable

## Worcestershire (94594)



- High trading pub & coffee shop
- 4 letting bedrooms
- Exceptional trading facilities
- Coffee shop, lounge/restaurant
- 2 bedroom owners flat
- Car parking, enclosed trade garden

Leasehold £60,000

## Worcestershire (94924)



- High trading village pub/restaurant
- Main bar (28) restaurant (94)
- Large 4 bed owners accommodation
- Gardens and parking (1.43 of an acre)
- To let on free-of-tie lease

Leasehold £35,000

## Worcestershire (94756)



- Three section trading areas (70+)
- Excellent catering kitchen
- Favourable new free-of-tie lease from private landlord
- Well positioned in this famed, festival riverside town

Leasehold £25,000

## Herefordshire (94738)



- Open plan bar & dining (50)
- Excellent catering kitchen
- Gardens & car parking
- Free of tie private lease

Leasehold £15,000

## Carmarthenshire (95508)



- Inn, hotel and function venue
- 2 bars, restaurant & function rooms
- 8 en suite letting bedrooms
- 3 bedroom s/c owners apartment
- New 10 year lease
- Produced £30,000 pa

Freehold Investment £500,000



**Gwynedd** (95215)



- Grade I listed mansion
- Located on the A499
- 40+ letting rooms
- Set in 16 acres of grounds approx
- In need of restoration & investment
- Currently closed

Freehold £2,000,000

**Gwynedd** (94864)



- Edge of Snowdonia National Park
- 19 bedroom hostel
- 5 bedroom detached cottage
- Campsite
- 7 acres of land (approximately)
- Lifestyle business opportunity

Freehold £1,300,000

**Gwynedd** (95154)



- Well appointed boutique hotel
- 14 en suite letting rooms
- Restaurant (44), Bar (50)
- Private function room (86)
- Three bedroom owners accommodation
- Net sales £260,573

Freehold £1,150,000


**Anglesey** (94076)



- Isle of Anglesey
- 17 en suite letting rooms
- Public bar/restaurant/dining/breakfast room
- Additional land & car park
- Family run for over 50 years
- Net sales Y/E 2022 - £792,000

Freehold £850,000

**Conwy** (94890)



- Seaside town of Llandudno
- Substantial 10 bedroom B & B
- Front & rear trade gardens
- Owners accommodation/parking
- Close to major tourist attractions
- Retirement sale. Year-on-Year growth.

Freehold £799,000


**Conwy** (95267)



- Coastal town of Llandudno
- Prime promenade position
- 15 en suite letting rooms
- Private car park
- Two bedroom owners accommodation
- Lift to all floors

Freehold £749,950


**Derbyshire** (91464)



- Located in historic Spa Town
- 9 bedroom Guest House
- Close to Peak District attractions
- Private garden
- Suitable for residential conversion (STPP)
- T/O £80,000 gross per annum

Freehold £725,000

**Flintshire** (95132)



- Flintshire village of Glan-Yr-Afon
- Appointed to a very high standard
- Three section trade area (62)
- Three bedroom apartment
- PP granted for 4 Shepherd's Huts
- Net sales £8,000 per week

Freehold £700,000

**Gwynedd** (93469)



- Bangor North Wales
- Sizeable town centre building
- Restaurant/bar & lounge
- 11 en suite bedrooms
- Development opportunity (STPP)
- Business potential £140k-£150k net p.a.

Freehold £699,500

**Gwynedd** (95612)



- Snowdonia tourist village
- Restaurant (50+)
- Three bedroom house
- Ground floor retail unit
- Huge potential
- Net sales £133,000 pa

Freehold £650,000



## Conwy (95358)



- Eight letting rooms
- Two family suites
- Two additional letting rooms
- Two bed owners accommodation
- Private car park
- Large Storage area

**Freehold £614,950**

## Cumbria (95184)



- Detached, stylish character property
- Eight en suite letting rooms
- One bedroom owners' accommodation
- Bar and sunroom
- Lawned garden and parking
- Net sales £65,000 per annum

**Freehold Offers Over £560,000**

## Gwynedd (95710)



- Seaside town of Criccieth
- Nine letting bedrooms
- Breakfast room/bar (24)
- Residents' lounge
- Two bedroom owner's accommodation
- Close to local attractions

**Freehold £540,000**

## Conwy (95677)



- Grade II listed building
- Stunning location beside Afon Alwen
- Three section trade area (50)
- Four bedroom owners' accommodation
- Riverside campsite
- Offers huge potential

**Freehold £495,000**

## Lancashire (95823)



- Set in 2.25 acres
- Four miles of fishing rights
- 12 en suite letting bedrooms
- Bar and lounge facilities
- Two section restaurant (40)
- Extensive riverside gardens

**Freehold £450,000**

## Conwy (94975)



- Conwy seaside resort
- Envyable seaside position
- 13 bedroom Victorian Guest House
- 3 bedroom owners accommodation
- Restaurant/bar (34)
- Retirement sale

**Freehold £600,000**

## Gwynedd (94497)



- Seaside town of Barmouth
- Prime high street position
- Semi-detached property
- Parking for 20 vehicles
- Existing café and play centre
- Planning for accommodation

**Freehold £550,000**

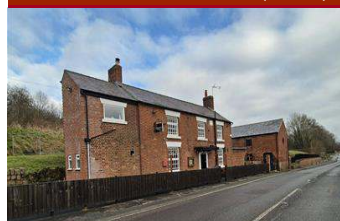
## Staffordshire (95339)



- Sizeable town centre building
- Established Thai restaurant
- Ground floor restaurant (50)
- First floor trading area (30)
- Four bedrooms
- Net sales y/e 31.03.24 £259,647

**Freehold £525,000**

## Wrexham County (95473)



- Wrexham village
- Substantial public house
- Open plan trade area (60)
- Pool room (10)
- Three bedroom owners accommodation
- Refurbished throughout

**Freehold £475,000**

## Conwy (95747)



- Charming Victorian Guest House
- In the heart of Llandudno
- Six en suite letting bedrooms
- Two bedroom owners' accommodation
- Car park (5)
- Currently closed

**Freehold £449,000**

## Conwy (95463)



- Seaside town of Llandudno
- Seafront location
- Central promenade position
- Eleven en suite letting bedrooms
- Dining room (18)
- Two bedroom owners accommodation

**Freehold £590,000**

## Wrexham County (95268)



- Clywedog Valley village
- Historic coaching inn
- Main bar (35)/function room (48)
- Restaurant (70)
- Two bedroom owners accommodation
- Sold with vacant possession

**Freehold £550,000**

## Conwy (94994)



- Seaside town of Llandudno
- Victorian semi-detached property
- 7 en suite letting bedrooms
- Owners accommodation
- Breakfast room
- Net sales £73,000 per annum

**Freehold £499,950**

## Conwy (94590)



- Victorian seaside town
- 4 star guesthouse
- 6 letting bedrooms
- Communal lounge/dining room
- Garden/car park
- Net sales £49,372

**Freehold £460,000**

## Merseyside (95131)



- Seaside town of Southport
- 10 bedroom guest house
- Communal lounge and kitchen
- Self-contained apartment
- Close to tourist attractions
- 2024 net sales: £81,139

**Freehold £440,000**

## Conwy (95750)



- Detached Victorian era hotel
- Seaside resort of Colwyn Bay
- 14 en suite letting bedrooms
- Breakfast room (26)
- Two lounges and bar (35)
- Off road parking (8)

**Freehold £575,000**

## Gwynedd (95637)



- 24/26 bed hostel in the heart of Eryri National Park (Snowdonia)
- 5 dorm rooms, 1 self-contained flat, communal facilities
- Self-contained owner's accommodation
- Gardens & car parking

**Freehold £550,000**

## Conwy (95033)



- Historic market town of Conwy
- Restored Victorian guest house
- Eight letting bedrooms
- Lounge/Dining room (12)
- Mountain views
- Net sales £85,000 per annum

**Freehold £495,000**

## Flintshire (94937)



- North Wales town of Flint
- Adjacent to retail park
- Development opportunity
- Prime A road position
- Retirement sale
- Sold with vacant possession

**Freehold £450,000**

## Wrexham County (94291)



- Village public house
- North Wales's highest village
- Two section trade area (80)
- Front and rear trade patios (96)
- Spacious owners accommodation
- Net sales YE 31/03/2024 - £381,306

**Freehold £425,000**



## Gwynedd (94564)



- Edge of National Park
- Detached building, circa 1855
- 38 bed hostel
- Three bedroom warden's house
- Approximately 0.72 acres
- Unique and rare opportunity

**Freehold £425,000**

## Cheshire (92131)



- Edge of Peak District
- Serves large local residential development
- Mid terraced property
- Main bar, pool room and restaurant (80)
- Spacious & well presented owners accommodation

**Freehold Offers Over £399,500**

## Gwynedd (91396)



- Prominent position
- Snowdonia National Park
- Trade area (36) Restaurant (50)
- Outdoor terrace area
- Spacious owners accommodation
- Rental income of £26,000 per annum

**Freehold £325,000**

## Cheshire (95584)



- Market town of Congleton
- Prime high street position
- Ground floor micropub (50)
- First floor cocktail bar (28)
- Turnkey business
- Net sales: £170,000 per annum

**Freehold £285,000**

## Wirral (93700)



- Community public house
- Densely populated Wirral town
- Main bar (50), Lounge (40)
- Four letting bedrooms
- Enclosed courtyard
- Net sales circa £110,000 per annum

**Freehold £275,000**

## Flintshire (94889)



- Flintshire village located in AONB
- Wet led public house
- Three section trade area (50)
- Sizeable trade garden (100+)
- Three bed owners accommodation
- Retirement sale

**Freehold Offers Around £420,000**

## Denbighshire (2743)



- Village pub & restaurant
- Vale of Clwyd
- Main bar, games room & restaurant
- Front & rear trade yards
- Spacious owners accommodation
- Net turnover year ended 2022 £225,000

**Freehold £395,000**

## Wrexham County (91699)



- Grade II listed building
- Wrexham city centre
- Main bar (40) and games room (15)
- Trade kitchen
- Courtyard and trade yard (90)
- Ground floor, lock-up premises

**Leasehold £12,000**

## Cumbria (2475)



- Wet-led community local
- Grade II listed building
- Open plan trade area (65)
- Two bed owners accommodation
- Trade kitchen
- Net sales for 2021/22 £79,000

**Freehold £280,000**

## Cumbria (94883)



- South Lakeland village
- Stone built character property
- Main bar (15)
- Restaurant (20)
- Four bedroom owners accommodation
- Net sales for 2023 £72,437

**Freehold £275,000**

## Conwy (92037)



- Sizeable property
- North Wales coastal town
- Lounge/Restaurant
- Owners accommodation
- 7 letting rooms & car park
- Currently closed

**Freehold £400,000**

## Staffordshire (95716)



- Staffordshire Moorlands village
- Mixed use investment property
- Annual rental income of £27,600 (8% yield)
- Two ground floor commercial units
- Two, two-bedroom duplex apartments
- Car park (5)

**Freehold £345,000**

## Staffordshire (95240)



- 18th century public house
- Staffordshire Moorlands village
- Three section trade area (67)
- Generous sized trade garden
- 3 double bed owner's accommodation
- Net sales IRO £280,000 per annum

**Leasehold Freehold Offers Over**

## Wirral (90979)



- Seaside town of Hoylake
- Prominent location
- Convenience store
- 3 bedroom residential accommodation
- High levels of passing trade
- Investment opportunity

**Freehold £280,000**

## Staffordshire (1939)



- City centre public house
- Prominent location
- Main bar/snug (60) & kitchen
- Owners' accommodation
- Sizeable south-facing garden (80)
- Currently closed

**Freehold Offers Around £250,000**

## Cumbria (95442)



- West Cumbrian port town
- Three storey, detached property
- Ground floor trade area (63)
- Potential for seven letting rooms (STPP)
- Development opportunity

**Freehold £400,000**

## Cheshire (92187)



- Cheshire port town
- Established men only gym
- Approximately 5,000 sq ft
- Four training trade areas
- Office, kitchen & reception
- 25 years family run

**Freehold £340,000**

## Flintshire (93860)



- Town centre public house
- Grade II listed Georgian building
- Main bar / Back bar
- Spacious owner accommodation
- Separate three bedroom bungalow
- Net sales £220,000 year 2021/22

**Freehold £290,000**

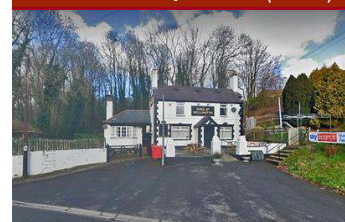
## Denbighshire (94263)



- Denbighshire tourist town
- Mid terrace property
- Busy commercial high street
- Trade area (47)
- Soft play area (50)
- Net sales £300,000 per annum

**Leasehold £280,000**

## Wrexham County (95390)



- Wrexham village
- Character public house
- Two section trade area (40)
- Wraparound trade garden (100+)
- Three bedroom owners accommodation
- Parking for 6 vehicles

**Freehold £250,000**



# North West

01512 204 879

## Wrexham County (95480)



- Wrexham village location
- Bar and lounge (43)
- Trade kitchen
- Three bedroom owners' accommodation
- Trade garden (50+) and private patio

Freehold £250,000

## Wrexham County (95479)



- Wrexham village
- Detached property
- Two section trade area (50)
- Three bedroom owners accommodation
- May suit change of use (STPP)
- Currently closed

Freehold £225,000

## Conwy (95647)



- Village of Old Colwyn
- Prominent high street position
- Main bar/snug (40) lounge bar (30)
- Four bedroom owner's accommodation
- Enclosed trade patio (20)

Freehold £165,000

## Greater Manchester (95312)



- Manchester suburb of Swinton
- Sizeable detached building
- Two trade areas (75)
- Eight letting bedrooms
- Free-of-tie lease
- Net sales £185,000 per annum

Leasehold £50,000

## Derbyshire (95124)



- High Peak nightclub/late night bar
- Refurbished trade area
- Capacity: 250
- Main bar: 30
- Dance floor: 40
- Net sales: £170,000 per annum

Leasehold £39,000

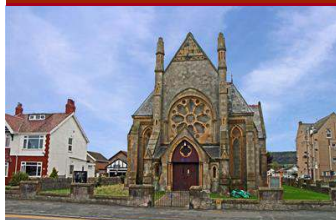
## Flintshire (95646)



- Flintshire village on A494
- Wet-led public house
- Main bar (40) & locals' bar (20)
- Two-bedroom owner's accommodation
- Car park (35) trade patio (40)
- May suit change of use (STPP)

Freehold £250,000

## Conwy (91949)



- Grade II Listed Church
- Dates back to 1887
- Tourist hot spot
- Original features
- Well presented lawns
- Planning approval

Freehold £210,000

## Merseyside (94609)



- Busy Liverpool Industrial Park
- Fully equipped factory/office space
- Retail/shop unit
- Loading bay/car park
- Currently closed

Leasehold £90,000

## Lancashire (95746)



- Historic city of Lancaster
- Prime location in shopping centre
- Trade area (60), karaoke room (10)
- Trade kitchen
- Four bedroom owner's accommodation
- Net sales in excess of £350,000 pa

Leasehold £50,000

## Wrexham County (95682)



- Welsh/Shropshire border
- Village pub
- Open plan trade area (70)
- Fully equipped trade kitchen
- Stunning countryside location
- Located on popular holiday park

Leasehold £35,000

## Flintshire (93985)



- Flintshire market town
- Town centre public house
- Open plan trade area
- Newly installed trade garden
- 5 en-suite letting rooms
- Net Sales 2022/23: £305,000

Freehold £240,000

## Gwynedd (95340)



- Edge of Snowdonia National Park
- Wet-let village pub
- Main bar (30), games room (20)
- Three bedroom owners accommodation
- Sold with vacant possession

Freehold £185,000

## Denbighshire (95097)



- By direction of the LPA receivers
- Traditional Bar & Main Snooker Hall
- Function Room
- Owners Accommodation
- Suitable for development (STPP)
- Currently Closed

Freehold £85,000

## Greater Manchester (95136)



- Historic public house
- Main bar, restaurant & games room
- 10 en suite letting bedrooms
- Extensively refurbished throughout
- One bedroom self contained flat
- Net sales £600,000 per annum

Leasehold £49,000

## Staffordshire (95756)



- Staffordshire market town of Stone
- Prime high street position
- Two section trade area (60)
- Popular live music venue
- Net sales in excess of £100,000 pa

Leasehold £27,500

## Wrexham County (95695)



- Flintshire village of Cymau
- 19th century public house
- Three section trade area
- Two bedroom owner's accommodation
- Car park/trade garden
- Currently closed

Freehold £235,000

## Flintshire (91850)



- Town centre public house
- North Wales coastal town
- Lounge/Games room (40)
- Owner accommodation
- Private yard/Parking (5)
- Grade II listed building

Freehold £165,000

## Denbighshire (91908)



- Town centre cafe bar and night time venue
- Ground floor lockup premises
- Open trade area (100)
- Trade kitchen
- Excellent reputation
- Net turnover £282, 802 - 2022

Leasehold £70,000

## Wrexham County (94180)



- Restaurant and function premises
- Prime position on 5\* holiday complex
- Unique, themed premises
- Refurbished to a high standard
- Historic sales £700,000+ per annum
- Free-of-tie furnished tenancy

Leasehold £40,000

## Gwynedd (95562)



- Prime high street position
- Tourist seaside town of Barmouth
- Ground floor lock-up premises
- Open trade area (17)
- Scope for outside seating (6)
- Priced for a quick sale

Leasehold £8,000



# Northern Counties

01434 607 841

**Kirkcudbrightshire** (95694)



- Twelve bedroom hotel
- Bar and restaurant (106)
- Riverside terrace
- Three bedroom private flat
- Gated campsite
- Sizeable car park

**Freehold Offers Over £850,000**

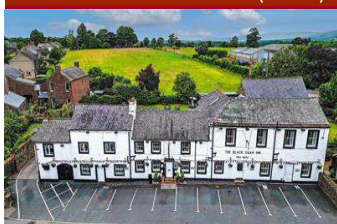
**Cumbria** (93743)



- Carlisle city centre
- Substantial freehold property
- Four serviced apartments
- Office space to ground floor
- Excellent opportunity
- Net income £73,000 YE Oct. 2024

**Freehold £595,000**

**Cumbria** (94670)



- Eden Valley village
- 17th century village inn
- 3 section trade area (98)
- 7 en suite letting rooms
- 2 bedroom owners accommodation
- Net sales £370,457

**Freehold £550,000**

**Northumberland** (91695)



- Town centre location
- Townhouse Pub, restaurant & hotel
- Function suite
- 6 en-suite bedrooms
- T/o exceeds £500,000 p.a
- Scope for development

**Freehold £450,000**

**Cumbria** (95150)



- Traditional market town
- Mid-terrace pub on main street
- Open plan trade area (50)
- Two bedroom owners accommodation
- Two storey outbuilding with P/P
- Net sales 30 April 2023 £214,509

**Freehold Offers Around £350,000**

**Lancashire** (95583)



- Lake District country pub
- Near walking routes/attractions
- Open plan bar (42), snug (8)
- Trade patio (80)
- Two bedroom accommodation
- Net sales y/e Jan 2024 £223,000

**Freehold £650,000**

**Cumbria** (93943)



- Cumbrian village location
- Located on Kirkbride Airfield
- Main bar/restaurant (170)
- Ballroom/dining room (250+)
- Four en suite letting rooms
- PP for six bedroom bungalow

**Freehold £595,000**

**Cumbria** (85756)



- West Cumbrian village
- Prime 'A' road position
- Two section trade area (110)
- Function room (80)
- Three-bedroom owner's accommodation
- Net sales £270,000 per annum

**Freehold £495,000**

**Cumbria** (93425)



- Cumbrian village on A66
- Victorian era detached property
- Dining area & mezzanine
- Sizeable trade kitchen
- 3 bedroom owners accommodation
- Net turnover £426,000 (2020)

**Freehold £450,000**

**Cumbria** (19904)



- Stunning North Pennines location
- Public house dating back to 1758
- Three section trade area (100)
- Four bedroom owners accommodation
- One bedroom holiday let
- Potential to develop (STPP)

**Freehold £345,000**

**Cumbria** (2165)



- Grade II listed inn
- A road position in pretty hamlet
- Bar (55) & dining room (80)
- Commercial kitchen, & car park (20)
- 4 bedroom private accommodation
- 2 x one bedroom holiday lets

**Freehold £625,000**

**Cumbria** (94968)



- 19th century coaching stable
- Set in Northumbrian countryside
- Bar/restaurant (30)
- Private dining room (20)
- 6 en suite letting rooms
- Net sales year £305,191

**Freehold Offers Around £595,000**

**Northumberland** (93901)



- Village location
- Early 19th century inn
- Two trade areas
- Three bedroom private accommodation
- Free parking
- Net T/O £450,000 per annum

**Freehold £475,000**

**Cumbria** (134)



- Substantial Cumbrian pub
- Beautiful Village Setting
- Main Bar (30)
- Two Section Restaurant (60)
- 5 Letting Rooms
- 2 bedroom accommodation

**Freehold £395,000**

**Cumbria** (94869)



- West Cumbrian coastal town
- Sizeable corner plot
- 80s/90s themed bar
- Bar capacity (300)
- 3 self-contained flats
- Net sales £380,000 pa

**Freehold £300,000**

**North Yorkshire** (91918)



- Traditional rural pub-restaurant
- Destination venue, large car park
- Caters for coach parties
- Limited trading hours
- Scope for growth
- Three bed owners accommodation

**Freehold £595,000**

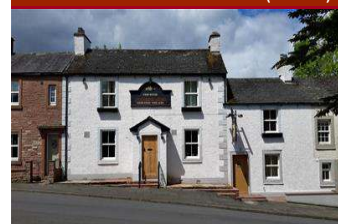
**Northumberland** (93574)



- High Street location
- Victorian Building
- Large Property
- First floor accommodation/offices
- Development potential
- Excellent Potential

**Freehold £585,000**

**Cumbria** (94986)



- Lower Eden village of Lazonby
- Traditional public house
- Main bar & restaurant (80)
- Two bedroom owners accommodation
- Two bedroom holiday cottage
- Currently closed

**Freehold £475,000**

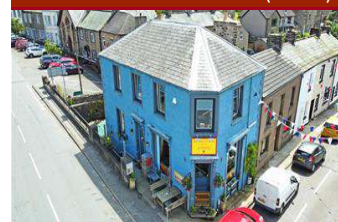
**Dumfriesshire** (91617)



- B&B, restaurant and pub
- Seven letting bedrooms
- Private flat with garden
- Front and rear car parks
- Lifestyle business
- Retirement sale

**Freehold Offers Over £350,000**

**Cumbria** (91984)



- Cumbrian riverside café bar
- Central village location
- Fully renovated premises
- Two bedroom accommodation
- Outdoor seating
- Potential to increase turnover

**Freehold Offers Over £299,000**



# Northern Counties

01434 607 841

**Cumbria** (93926)



- Cumbrian coastal village
- Quayside public house
- Main Bar (20), Restaurant (50)
- Front and rear trade gardens
- Over 1,000 covers per week
- Net profits £180,000 Y/E March 2022

**Freehold £299,000**

**Cumbria** (93447)



- North Pennines location
- Building dating back to 1646
- England's highest town
- Two section trade area
- 3 bedroom owners accommodation
- Net turnover £132,219 p.a.

**Freehold £245,000**

**Yorkshire** (490)



- Busy location
- Beautifully presented
- Open plan trade area
- Private accommodation
- Potential to improve

**Freehold £195,000**

**Cumbria** (94868)



- Working town centre
- End-of-terrace property
- Ground floor trade area
- 80 capacity LGBTQ bar
- Two bedroom flat
- Net sales £80,000 per annum

**Freehold £120,000**

**Durham** (94473)



- Town centre location
- Lock up late night bar/night club
- Open plan trade area
- Popular establishment
- Huge potential
- Net turnover of £96,000

**Leasehold £29,995**

**Cumbria** (87512)



- West Cumbrian Village
- Detached property
- Two trade areas (80)
- Three bed owners accommodation
- On Coast to Coast walk
- Net sales £170,000 per annum

**Freehold £295,000**

**Northumberland** (95086)



- Northumberland village location
- End of Terrace
- Open plan trade area (74)
- Spacious owners accommodation
- Excellent condition
- Potential Change of use(STPP)

**Freehold £225,000**

**Durham** (86092)



- Detached public house
- Village location
- Overlooking the village green
- Good sized rear patio
- Massive potential to increase trade
- Spacious function room

**Freehold £195,000**

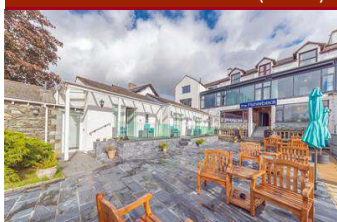
**Northumberland** (1903)



- Beautiful village pub
- Traditional public bar and snug
- Two dining areas and catering kitchen
- Three bedroom flat
- Beer garden
- Currently closed

**Freehold £100,000**

**Cumbria** (95692)



- Lake District National Park
- Ground floor bar and restaurant
- Located in 23 bedroom hotel
- Restaurant/breakfast bar (32)
- Bar/lounge (14)
- Currently closed

**Leasehold £25,000**

**Cumbria** (94045)



- Attractive Carlisle city centre
- Corner plot
- Open plan trade area
- Trade kitchen & yard
- Three bedroom owners accommodation
- Net sales circa £210,000 pa

**Freehold £295,000**

**Cumberland** (95549)



- West Cumbrian village
- Wet-led community pub
- Main bar (50) Snug (15)
- Outside courtyard
- 3 bedroom owner's accommodation
- Net sales: £85,000 per annum

**Freehold £225,000**

**Ayrshire** (95199)



- Town centre location
- Hotel and public bar
- Basement cellar
- Eight letting rooms
- Planning for flats
- Secure car park/yard

**Freehold £190,000**

**Durham** (94266)



- Restaurant
- Busy town centre location
- Excellent condition
- Two trade areas
- Great potential
- £500,000 net turnover

**Leasehold £72,000**

**Cumbria** (93874)



- Lake District National Park
- Historic Lakeland inn
- Main bar & lounge (24)
- Restaurant (20)
- 4 letting rooms
- Net turnover 2022 £430,000

**Leasehold Offers Invited**

**Cumbria** (95059)



- Grade II listed building
- Stunning Solway coast location
- Lounge area (20)
- Main bar and restaurant (35)
- Five letting rooms
- Currently closed

**Freehold £275,000**

**Northumberland** (91298)



- Prominent position
- Close to train station
- Popular Hadrian's Wall walking route
- Strong local support
- Fantastic condition
- Spacious owner accommodation

**Freehold £200,000**

**Ayrshire** (94440)



- North Ayrshire town centre location
- 19th century two storey coaching inn
- Refurbished 2 section trade area (120)
- 3 Double bedroom private accommodation
- Sizeable split level trade yard/patio (80+)
- Large ground floor cellar/outbuilding

**Freehold £175,000**

**Northumberland** (94653)



- Village pub
- Large, detached property
- Two trade areas
- Letting accommodation
- Large rear beer garden
- Net turnover £600,000

**Leasehold Offers Around £60,000**

**Cumbria** (95213)



- Eden Valley village
- Close to tourist attractions
- Main bar (45), restaurant (22)
- Sizeable trade garden (80)
- Four en suite letting bedrooms
- New free-of-tie lease

**Leasehold Nil Premium**



## Surrey (94340)



- Residential area of Egham
- Two-storey detached public house
- Single bar operation
- Three bedroom flat and studio flat
- Front trade patio (20-30)
- Wet-led pub with pizza offering

Freehold £1,400,000

## Kent (2944)



- Beautiful country inn close to Deal
- Extensively refurbished throughout
- Three trade areas (42) and two kitchens
- Expansive outside space (100) with yurt
- Two bedroom accommodation/holiday let
- Rapidly growing trade with scope to increase

Freehold £1,300,000

## Kent (91865)



- Close to town, attractions & sea
- 3 renovated Victorian properties
- Traditional & popular pub (28-50)
- 14 superbly presented hotel rooms
- Potential for 8 further bedrooms
- Unique turnkey opportunity

Virtual Freehold £1,300,000

## Kent (2744)



- Central location in New Romney
- Extensively refurbished pub
- Three trade areas (90)
- Large garden & outside bar (100-200)
- Well-appointed 4 bedroom accomm.
- Strong trade with food potential

Freehold £1,250,000

## Kent (30171)



- Country location near attractions
- Substantial Grade II listed pub
- Four trade areas (90-110)
- Four en suite letting bedrooms
- Garden (100-150) and car park
- Established business and profits

Freehold £945,000

## Surrey (14594)



- Highly desirable village location
- Modernised character property
- Open plan bar (44)
- Six letting bedrooms
- One bedroom manager's accommodation
- Profitable trade with room to grow

Freehold £750,000

## Berkshire (95419)



- Close to town centre and station
- Grade II listed detached pub
- Three trade areas (92)
- Three letting rooms & three bed flat
- Rear trade garden (40-50)
- Planning for four bed house and pub

Freehold £750,000

## Berkshire (95733)



- Central location in bustling town
- Three-storey mid-terrace property
- Stylish ground floor bar (25-30)
- First Floor dining room (15-20)
- Kitchen and separate prep room
- Suitable for alternative uses STPP

Freehold £750,000

## Hertfordshire (93359)



- Affluent Ickleford near Hitchin
- Sizeable extended public house
- Bar (20) & function room (60)
- Six+ bed accommodation
- Car park & garden
- Suitable for alternative use (STPP)

Freehold Offers Over £700,000

## London (94049)



- Residential area close to Croydon
- Substantial end-of terrace pub
- Footprint in the region of 2,970 sq ft
- Three trade areas with basement
- 2 x Three bedroom flats
- Suitable for alternative use (STPP)

Freehold £700,000

## Kent (95203)



- Stunning Wealden country position
- Unique character public house
- Three welcoming trade areas (60-70)
- Spacious three bed accommodation
- Picturesque garden (200) with views
- Rental income of £49,000 + VAT pa

Freehold £685,000

## Kent (53491)



- Busy position on coastal road
- Extensively renovated public house
- Five trade areas (100)
- Sizeable 4-5 bedroom accommodation
- Newly created beer garden (125)
- Established and popular business

Freehold £680,000 Leasehold £60,000

## Kent (17208)



- Busy residential area of Cheriton
- Substantial pub on corner plot
- Superbly presented trade area (60)
- 4 bed maisonette & two 1 bed flats
- Popular and profitable business
- Additional development plot available

Freehold £675,000

## Buckinghamshire (95127)



- Affluent and quintessential village
- Modernised Grade II listed pub
- Bar, restaurant and function room
- Sizeable trade garden and car park
- Two bedroom accommodation
- Potential to create food-led pub

Freehold £675,000



# South East & London

01892 725 900

**Surrey** (95212)



- Residential & employment hub location
- Two-storey end-of-terrace pub
- Two bar areas
- Four bedroom accommodation
- Rear trade patio
- Continued or alternative use (STPP)

**Freehold £625,000**

**Kent** (17348)



- Located close to commuter towns
- Semi-detached pub with lettings
- Large garden & car park
- Set in approximately 0.7 acres
- Rental income £52,900 per annum
- Net investment yield 8.33%

**Freehold £595,000**

**Essex** (41324)



- Prominent arterial road position
- Sizeable detached public house
- Bar and conservatory areas (45-50)
- Large five bedroom accommodation
- External trade areas and car park
- Profitable with scope to add food

**Freehold £595,000**

**Kent** (91493)



- Stunning position in Elham
- Restored unique Grade II\* property
- Character bar & restaurant (55-65)
- Seven en-suite letting bedrooms
- Front & rear trade patios (45-55)
- Suitable for residential conversion (STPP)

**Freehold £595,000**

**Kent** (94230)



- Prominent position on busy road
- Extensively refurbished throughout
- Two bar areas (65)
- Restaurant & coffee shop (30)
- Three bedroom accommodation
- Trade terrace (80) & car park (23)

**Freehold £595,000**

**East Sussex** (87495)



- Picturesque iden, near Rye
- Notable property, heart of village
- Bar, snug & restaurant (65)
- Three bedroom accommodation
- Two gardens (80-90) & car park (15)
- Two self-contained letting bedrooms

**Freehold £569,000**

**East Sussex** (2100)



- Located in desirable village of East Hoathly
- Substantial Grade II listed coaching inn
- Character bar and dining areas (50)
- Four bedroom accommodation
- Trade garden, parking and forecourt patio
- Net sales in excess of £300,000 pa

**Freehold £550,000**

**West Sussex** (95704)



- Picturesque South Downs village
- Traditional detached public house
- Bar and dining areas (90)
- Function room and skittle alley
- Two bedroom accommodation
- Garden, barn and car park

**Freehold £545,000**

**East Sussex** (18122)



- B&B on road into tourist town
- Sizeable Grade II building in 0.9 acres
- Bar/restaurant/coffee shop (45-55)
- Five bedroom accommodation
- 10 en suite letting rooms
- Gardens (80-140) and car park (30)

**Freehold £525,000**

**Berkshire** (51498)



- Roadside position near Reading
- Two-storey detached public house
- Bar and dining areas (60-70)
- Three bedroom accommodation
- Trade gardens and car park
- Sold with vacant possession

**Freehold £495,000**

**Essex** (95412)



- Well-presented two-storey public house
- Bar, games room and two dining rooms
- Two bedroom flat and four lets
- Trade garden and large car park
- Outbuilding workshop and barn storage
- Rental income of £45,000 pa (9% net yield)

**Freehold £495,000**

**Kent** (95453)



- Central spot in desirable Sandwich
- Character and Grade II listed pub
- Three quaint trade areas (28)
- Two-bedroom accommodation
- Established trade, scope to grow
- Fantastic lifestyle business opportunity

**Freehold £495,000**

**Essex** (95727)



- Stones throw from beach and pier
- Sizeable detached property
- Seven bedrooms across two floors
- 2 kitchens, 3 bathrooms, lounge
- Garden, parking and double garage
- Suitable for a range of use

**Freehold £495,000**

**East Sussex** (95739)



- Main road location close to attractions
- Well-presented main road pub and eatery
- Three trade areas (62)
- Three bedroom accommodation
- Modern sun-trap trade courtyard (30)
- Freehold or new free-of-tie lease

**Freehold £495,000**

**East Sussex** (95842)



- Arterial road close to town centre
- Extensively refurbished pub
- Manageable single bar operation
- Modern two bedroom accommodation
- Garden overlooking cricket pitch
- Strong turnover and profit levels

**Freehold £495,000**

**Kent** (87394)



- Located on Canterbury arterial road
- Two-storey detached public house
- Bar and 3 restaurant areas (60-75)
- Spacious 4-5 bedroom accommodation
- Garden and car park (25-30)
- Closed, sold with vacant possession

**Freehold £450,000**

**Kent** (16590)



- Village location in desirable Ash
- Detached two-storey public house
- Traditional single bar operation
- Three bedroom accommodation
- Rear patio and car park
- Ample scope to develop trade

**Freehold £425,000**

**Essex** (24662)



- Attractive village of Bradfield
- Two-storey detached public house
- Three trade areas (50-60)
- Two external trade areas (45-55)
- Two bedroom accommodation
- Busy wet-only pub, scope for food

**Freehold £425,000**

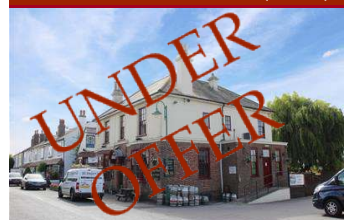
**Kent** (95568)



- Residential coastal location
- Sizeable detached freehold property
- Bar, games room and gym
- Large three bedroom accommodation
- Trade garden, yard and car park
- Suitable for a range of uses (STPP)

**Freehold Offers Over £400,000**

**West Sussex** (93361)



- Located in the village of Sompting
- Detached pub, heart of the village
- Bar (18) & dining areas (50)
- Trade decking (40) & car park (18)
- 3-4 bedroom accommodation
- Sold with vacant possession

**Freehold £395,000**



# South East & London

01892 725 900

**Essex** (95729)



- Located in Essex seaside town
- Three-storey mid-terrace property
- Four bedroom maisonette
- One bedroom flat with garden
- Presented to a superb standard
- Holiday let or owner occupation

**Freehold £395,000**

**East Sussex** (94942)



- Residential location in Newhaven
- Unique mid-terrace public house
- Two traditional bar areas (44-60)
- Large three bedroom accommodation
- Trade courtyard (10)
- Freehouse with loyal local following

**Freehold £380,000**

**Kent** (95622)



- Prominent position in Dartford
- Retail unit (164 m<sup>2</sup> GIA sq ft GIA)
- Well-presented Grade II property
- Let on a 10 year FRI lease
- Rental income £23,000 per annum
- Rare investment opportunity

**Virtual Freehold £315,000**

**Kent** (53537)



- Central location in busy Ramsgate
- Extensively refurbished pub
- Single bar operation (30-50)
- Trade courtyard patio (30-50)
- Three bedroom accommodation
- Growing trade, wet sales only

**Freehold Offers Over £310,000**

**Kent** (92097)



- Desirable Tunbridge Wells
- Immaculate bar & restaurant
- Across three trading floors
- Secluded rear trade courtyard
- Established & successful business
- Attractive free-of-tie lease

**Leasehold £195,000**

**Surrey** (95249)



- Affluent Surrey/London suburb
- Well-presented pub and eatery
- Bar and dining for 67 covers
- Trade decking and garden (150)
- Three bedroom owners/letting accomm
- Free-of-tie with strong turnover

**Leasehold £140,000**

**Kent** (35754)



- Stunning Wealden country position
- Unique character public house
- Three welcoming trade areas (60-70)
- Spacious three bed accommodation
- Picturesque garden (200) with views
- Free-of-tie lease, bags of potential

**Leasehold £105,000**

**East Sussex** (33037)



- Close to large wedding venue
- Well-presented three-storey property
- Bar and dining areas (80-120)
- Superbly appointed letting bedrooms
- Two bedroom owner's accommodation
- Great potential to increase food sales

**Leasehold £95,000**

**Bexley** (33748)



- Busy location in central Welling
- Substantial detached property
- Ground floor restaurant (140)
- Fully fitted trade kitchen
- Established & successful business
- Would suit a range of cuisines

**Leasehold £90,000**

**Kent** (53810)



- Close to university & student halls
- Deceptively spacious Grade II pub
- Three trade areas (50)
- 3 bed accommodation plus Airbnb
- Popular business, scope for growth
- Free-of-tie lease with low rent

**Leasehold £89,500**

**East Sussex** (17637)



- Idyllic hilltop coastal position
- Iconic Grade II listed pub
- Five trade areas (70)
- Trade garden with unrivalled views
- Two bedroom accommodation
- High turnover with sterling profits

**Leasehold £75,000**

**Buckinghamshire** (94825)



- Prominent position in affluent town
- Superbly presented property
- Bar, dining and coffee shop (70-75)
- Attractive front terrace (60)
- Spacious four bedroom accommodation
- Ideal for a hands-on owner operator

**Leasehold £65,000**

**West Sussex** (54500)



- Expanding seaside town
- Character town centre public house
- Immaculate & traditional bar (58)
- Spacious four bedroom accommodation
- Courtyard patio (20)
- Established and strong trade levels

**Leasehold Offers Over £60,000**

**Surrey** (94880)



- Heart of affluent Surrey village
- Traditional two-storey public house
- Single bar operation (42)
- Three bedroom accommodation
- Trade garden (48) & car park (25)
- Lifestyle business, scope to grow

**Leasehold £60,000**

**London** (95570)



- London suburb high street location
- Former bank in prominent position
- Open plan bar (70)
- First floor trade kitchen
- One bedroom flat
- Held on a free-of-tie lease

**Leasehold £50,000**

**Essex** (23957)



- Arterial road location Colchester
- Well-presented detached pub
- Three bar & dining areas (80)
- Trade garden (100-150)
- Two bedroom accommodation
- Strong turnover business

**Leasehold £40,000**

**London** (91566)



- Busy Camberwell/Denmark Hill area
- Ground floor & basement lock-up
- Circa 1,649 sq ft of trade space
- Basement storage
- Presented to shell condition
- Attractive new free-of-tie lease

**Leasehold Nil Premium**

**London** (91806)



- Densely populated area
- Open plan GF (1,054 sq ft)
- Large basement (1,011 sq ft)
- Rear courtyard (204 sq ft)
- New free-of-tie lease
- Suitable for Sui Generis or Class E

**Leasehold Nil Premium**

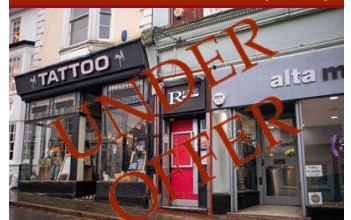
**London** (93889)



- Prominent arterial road location
- Eye-catching premises in populated area
- Open plan trade area (c. 3,132 sq ft GIA)
- Basement storage (c. 1,851 sq ft GIA)
- Available on new free-of-tie lease
- Suitable for Sui Generis or Class E usage

**Leasehold Nil Premium**

**Hertfordshire** (95528)



- Located in Hemel Hempstead's Old Town
- Forming part of a late-night circuit
- Basement unit (1,495 sq ft GIA)
- Open plan trade area
- Available on new free-of-tie lease
- Potential for alternative uses (STPP)

**Leasehold Nil Premium**




Glamorgan (95014)



- £145,000 p.a income
- 8% yield
- Renowned hospitality venue
- Corporate tenant
- Licensed for 700, licensed to 4am
- Located in city centre

Freehold £1,800,000

West Glamorgan (94210)



- South Wales Town Centre 30 Bedroom Hotel
- Main Bar (60)
- Lounge Bar (50)
- Restaurant (70), Boardroom
- Two further Trading Rooms (both 100+)
- Scope to develop catering and functions
- Car Park
- Turnover £1.11m (net) 50% accommodation

Freehold £1,100,000


Monmouthshire (59227)



- Renowned & successful pub/restaurant
- T/O in excess of £1,000,000 net of VAT
- For sale after 26 years in same hands
- 5 section bar & dining facilities
- Two separate flats
- Extensive gardens and parking

Freehold £950,000

Glamorgan (95635)



- Let to "blue chip" high street retailer
- Yield of 8.47%
- Five year lease agreement from 2025
- Busy retail location in major city
- Extensive property

Long Leasehold £850,000

Pembrokeshire (95525)



- 22 bedroom private hotel
- Busy location with tourism
- Refurbished bar and restaurant
- Car park (30), hotel garden
- Established & profitable business
- Trade 75% accom to 25% food & drink

Freehold £765,000

Ceredigion (94774)



- Sea front Youth Hostel
- 11 Bedrooms (61 beds)
- Two self contained 3 Bedroom Flats
- Dining Room, Games Room, Kitchen
- Attached Classroom Block
- Outbuilding & Car Park

Freehold £725,000

Powys (624)



- C18 village inn
- 10 en suite letting rooms
- Three trade areas
- Car park and gardens
- Net sales approx £340k
- New free of tie lease

Freehold £695,000

Powys (94496)



- 29 en suite letting bedrooms
- Two separate flats
- Two bars. Restaurant (86)
- Gardens and car parking
- Separate retail unit (let at £5,500 p.a)
- T/O £600,000 p.a. net of VAT

Freehold £695,000


Pembrokeshire (94985)



- Character 17th century Village Inn
- 10 en suite Letting Bedrooms
- Lounge Bars & Restaurant
- Function Room, with access to garden
- Paddock, Car Park & Workshops
- Sales net of VAT approx £490,000

Freehold £695,000

Pembrokeshire (95403)



- Former 15 bedroom hotel
- Currently 3 townhouses & loft flat
- Ideal private house & holiday lets
- Popular historic village nr. Tenby
- Close to major attractions & coast
- Huge scope for development

Freehold £695,000



## Monmouthshire

(90965)



- Exceptional village hotel/inn
- Restaurant/lounge, public bar
- 7 e/s lett& gardens (0.7 of an acre)
- Turnover £293,000 per annum net
- 26 years in same owners' hands

Freehold £650,000

## Powys

(95688)



- Two section lounge bar (50)
- Restaurant (72)
- Function room (60)
- Beer garden & car parking
- T/O £400,000 pa net of VAT

Freehold £550,000

## Monmouthshire

(92020)



- Renovated village centre public house
- Close to canal wharf
- Open plan character trading area
- Three en suite letting rooms
- Owners accommodation
- Enclosed trade garden

Freehold Offers Around £525,000

## Montgomeryshire

(86133)



- Traditional village centre pub & inn
- Character lounge bar & games room
- Five en suite letting bedrooms
- Large trade patio to front
- Closed - new free of tie lease available

Freehold £495,000

## Powys

(93429)



- Substantial pub & restaurant
- Centuries old stone property
- Bar & dining facilities (100+)
- Excellent 5 bed owners flat
- Extensive gardens & parking
- T/O £340,000 pa net of VAT

Freehold £495,000

## Pembrokeshire

(94779)



- Established, profitable Beachside Bar
- Overlooking Amroth Beach
- Excellent Trade Garden (100)
- Dining Room, Lounge Bar, Games Room
- Private Flat
- Car Park to rear

Freehold £595,000

## Ceredigion

(91883)



- Teifi Valley Hotel & Tea Rooms
- Tourist location (3 miles to coast)
- Bar/lounge. Restaurant (40)
- 8 en suite letting bedrooms
- Owners suite
- Trade garden and parking

Freehold £540,000

## Monmouthshire

(95117)



- Country pub & restaurant
- Outstanding rural location
- Appointed to high standard
- Three good trading areas
- Scope to develop camping
- Well established business

Freehold £525,000

## Powys

(92003)



- Impressive character property
- Two period bars
- Elegant restaurant & function room
- 15 en suite letting bedrooms
- Car parking and garaging

Leasehold £25,000

## Powys

(94563)




- Destination Country Inn
- Six en suite rooms
- Quality trading areas
- Self-contained owners flat
- Large garden & parking
- Healthy trade & profit

Freehold £495,000



**Monmouthshire** (58991)



- 4 letting bedrooms (2 e/s)
- Two bedroom private flat
- Lounge bar, games room & kitchen
- Large garden & parking
- Retirement sale

Freehold £475,000

**Cardiganshire** (91181)



- West Wales Coastal Town Pub/Hotel
- Elegant Victorian Property
- Bar (60), 9 quality e/s Letting Rooms
- Turnover £289,000 net of VAT
- 35 years in same owners hands
- Retirement Sale

Freehold £450,000

**Powys** (95134)



- High trading business
- Turnover: £380,261 net of VAT
- Open plan bar and dining facilities
- Six en suite letting bedrooms
- Attractive owners suite
- Car parking

Freehold £450,000

**Powys** (87590)



- 16th Century Country Inn
- Busy "A" road location
- Character property
- Five en suite letting rooms
- Operated on limited hours
- Scope to increase trade

Freehold £425,000


**Pembrokeshire** (88822)



- Coastal Town 9 Bedroom Hotel
- Lounge Bar & Games Room
- Restaurant with Carvery
- Close to busy Ferry Port
- Net sales y/e 2023 - £284,863 p.a.

Freehold £425,000

**Radnorshire** (93216)



- Substantial 11 Bedroom Hotel
- Two bed Owner's/Manager's Flat
- Two Bars, Restaurant & Function Room
- Trade garden & Car Parking

Freehold £425,000

**Radnorshire** (91956)



- Well-appointed village inn
- Six en suite letting rooms
- Character lounge & restaurant
- Two section function room
- Three bedroom owners accommodation
- Trade garden & car park

Freehold £397,500

**Powys** (87755)



- Town centre Victorian guest house
- Residents' lounge & dining room
- 7 letting bedrooms, owners' suite
- Recently upgraded
- Excellent "way of life" business
- Tremendous scope

Freehold £395,000


**West Glamorgan** (95730)



- Edge of Swansea—Village Pub & Restaurant
- Attractive and desirable location
- Excellent General Bar (50), Restaurant (52)
- 4 Bedroom Owners Accommodation
- Gardens and Car Parking

Freehold £395,000 Leasehold £7,500

**Glamorgan** (91917)



- Village centre public house
- Character open plan trading area
- Large owners accommodation
- Large trade garden
- Parking
- Operating on limited trading hours

Freehold £390,000

**Rhondda Cynon Taff** (95424)



- Food-led business
- Six en suite letting bedrooms
- Lounge bar/conservatory restaurant
- Prominent town centre location
- Trade gardens & parking (6)
- Established business

Freehold £390,000

**Montgomeryshire** (94885)



- Commercial investment opportunity
- Ground floor retail unit, rear area
- Kitchenette, cloakroom, cellar
- B&B/hostel accommodation
- 10 en suite bedrooms
- Gross rent £38,000, 8% return

Freehold £375,000

**Monmouthshire** (91656)



- Lounge bar/restaurant (40)
- Public bar (28)
- Upgraded s/c owners' flat
- One bedroom Airbnb apartment
- Gardens and car parking
- T/O £280,000 pa net of VAT

Freehold £370,000

**Carmarthenshire** (4638)



- Traditional Town Centre Pub
- Coastal Town with developing Harbour
- Cottage style with recent extensions
- Well appointed Lounge & Restaurant
- Outside Trading Areas to Front & Rear
- Sales approx. £193,000 exc VAT

Freehold £350,000



## Powys (94655)



- Food led public house
- Bar , snug, restaurant/function room)
- Four bedroom owners accommodation
- Large trade garden & parking
- Well established business
- Scope to increase business

Freehold £350,000

## Monmouthshire (95052)



- Centuries old, stone built inn
- 2 section Lounge bar/Restaurant
- Public bar/Games room
- 2 bed barn-Bunkhouse accommodation
- Further Bunkhouse. Owners flat
- Gardens/Parking set in 0.5 acres

Freehold £335,000

## Carmarthenshire (94693)



- Character stone property
- Lounge Bar & Restaurant (90)
- Comprehensive Catering Kitchen
- Self contained 2/3 bed flat
- Car park (8), Gardens (50)
- Scope to develop outbuildings

Freehold £325,000

## Powys (93494)



- Traditional bars and lounge (40)
- Restaurant/function room (50)
- 11 letting bedrooms (6 en-suite)
- 4 bedroom owners accommodation
- Gardens and parking

Freehold Offers Around £310,000

## Pembrokeshire (416)



- O/P Lounge, Bar & Restaurant
- Five Letting Rooms (2 en suite)
- Function Room
- Owners Accommodation
- Car Park & Gardens
- Plans for 6 e/s Letting Bedrooms

Freehold £295,000

## West Glamorgan (95295)



- Substantial and prominent site
- 10 minutes' walk from city centre
- Appointed to a good standard
- Open plan trade area & kitchen
- Large owners accommodation
- Well-established restaurant

Freehold £350,000

## Powys (1555)



- Character stone built inn
- Three interconnecting bars
- 4/5 bedroom accommodation
- Additional potential letting rooms
- PP to create two independent letting bedrooms (consent lapsed)

Freehold £325,000

## West Glamorgan (94773)



- Refurbished Public House
- Busy town centre location
- Good open plan Trading Area
- 4 en suite Letting Bedrooms
- Outside seating area
- Owners Flat

Freehold £325,000

## Carmarthenshire (94308)



- Three section character Bar Area
- Three Bedroom Owners Accommodation
- Trade Gardens & Car Parking
- Turnover £250,000 per annum
- Planning permission to extend

Freehold £305,000

## Powys (1160)



- Established takeaway business
- Very profitable on limited hours
- Operating three evenings per week
- Same ownership since 1982
- Restaurant/potential flat
- Huge scope to develop the business

Freehold £295,000

## Monmouthshire (93413)



- Cottage style public house
- Sought after canal side village
- Public bar & 2 section restaurant
- Private accommodation
- Car park & 2 outside seating areas
- Sold with vacant possession

Freehold £345,000

## Carmarthenshire (93446)



- Characterful village centre inn
- In the lee of the parish church
- 2 section character bars
- 4/5 bed accommodation (2 B&B)
- Gardens and car parking
- Recently refurbished

Freehold £325,000

## Pembrokeshire (94959)



- Public house/late night venue
- Overlooking marina and estuary
- Two character trading areas
- Two 2 bedroom flats
- Trade garden, limited hours
- Sales inc vat approx £170,000

Freehold £325,000

## Brecknockshire (91697)



- Lounge Bar & Restaurant (60)
- Public Bar & Games Room (40)
- Two Flats (total six bedrooms)
- Extensive Garden & Car Parking
- Hillside location - 1.78 acres
- Same hands for over 30 years

Freehold £299,000

## Brecknockshire (2139)



- Town centre public house
- Open plan trading area (60+)
- Three bedroom owners accommodation
- Scope for restaurant/café operation

Freehold £295,000

## Carmarthenshire (95822)



- Character stone built property
- Tearoom seating 40
- External seating area for 16
- Scope to extend trading hours
- Retirement sale

Freehold £345,000

## Glamorgan (93854)



- Recently refurbished public house
- Appointed to outstanding condition
- Four en suite letting rooms
- Quality trading rooms/outside space
- PP for development on car park
- Gross sales £7,500 per week

Freehold £325,000

## Pembrokeshire (95661)



- Waterfront location with stunning harbour views
- High footfall area
- Restaurant (50), catering kitchen
- One bedroom owner's accommodation
- Long-term 20 year lease

Leasehold £320,000

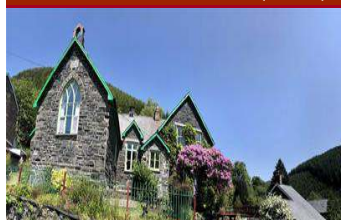
## Powys (91698)



- 4 quality en suite letting bedrooms
- Character bar and dining room
- Busy destination nr National Park
- Good real ale, food & B&B trade
- Net T/O approx £300,000 per annum
- Profitable business

Freehold £299,000

## Merionethshire (95055)



- Attractive former school
- Sleeps 38
- Lounge and dining facilities
- Separate 3 bed house with gardens
- Excellent communal hall

Freehold £295,000



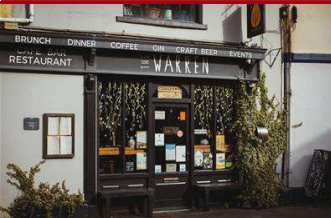
## Glamorgan (95113)



- Attractive stone built village Inn
- Desirable and sought after location
- Two bars and restaurant/function room (60)
- Three bedroom owners accommodation
- Two letting bedrooms
- Gardens and car parking. Set in a 1 acre

Freehold £295,000

## Carmarthenshire (95765)



- Two section bar and restaurant (56)
- Upper restaurant/meeting room (16)
- Catering kitchen
- Office and service rooms
- T/O £386,000 pa net of VAT

Freehold £275,000

## Glamorgan (91948)



- Open plan bar areas
- Former function room
- 2 bedroom owners accommodation
- 5 bedrooms (in need of investment)
- Trade garden
- Turnover £3,750 per week inc VAT

Freehold Offers Around £250,000

## West Glamorgan (95087)



- Traditional Village Pub, wet sales only
- Open plan Trading Area
- Three Bedroom Flat
- Unused Garden to rear
- Profitable trade, from limited hours

Freehold £225,000

## Pembrokeshire (95074)



- Well known Real Ale Pub
- Busy Town Centre Location
- Front & Back Bars
- First Floor Function Room/Restaurant
- Private & Trade Gardens
- Currently Closed

Freehold £215,000

## Powys (95096)



- Character, cottage style pub
- Heart of busy tourist destination
- Lounge bar
- Private dining
- 2 trade gardens
- 3 bedroom owners accommodation

Freehold £285,000

## Caerphilly (92077)



- Semi-rural location
- Public house with letting rooms
- Character lounge bar
- Carvery restaurant
- 4 en suite letting bedrooms
- 3 bed owners accommodation

Freehold £270,000

## Monmouthshire (94802)



- High Street pub/bar
- 3am licence
- Ground floor bar
- First floor bar/restaurant
- Kitchen (needs refurbishment)
- Favourable private lease

Freehold £230,000

## Monmouthshire (95589)



- Market Town Fish & Chip Shop
- Well established, successful business
- Character stone built property
- Comprehensively equipped kitchen
- External seated area

Freehold £225,000

## Gwent (95252)



- Sports club
- Lounge bar and players' lounge
- Changing rooms
- Car park and garden
- Secure site near industrial park
- Lock-up

Freehold £205,000

## West Glamorgan (89871)



- Village centre public house
- Recently developed 2 bedroom Airbnb
- Public bar & smoke room
- 3 Bedroom owners accommodation
- Trade & private gardens
- Operating as traditional wet-led village pub

Freehold £280,000

## Merthyr Tydfil County (161)



- Traditional village centre pub
- Currently operates 3 days a week
- Near Bike Park Wales
- Scope to increase trade
- Well appointed property
- Potential to introduce food

Freehold £265,000

## Carmarthenshire (86326)



- P/P granted for 5 dwellings
- Scheme to include demolition of Pub
- Pub with ground floor trading & 3 bed flat
- Large car park
- Currently closed
- In need of refurbishment

Freehold £225,000

## Powys (87696)



- Busy market town/pub with letting accom
- Substantial pub with letting accom
- Lounge and public bars
- 4 en suite letting bedrooms
- Extensive 4 bed private flat
- Scope for further letting

Freehold £220,000

## Powys (87697)



- Busy market town centre
- Traditional public house
- Lounge bar & catering kitchen
- Large private accommodation
- Traditional "wet only" trade
- Well established business

Freehold Guide Price £195,000

## West Glamorgan (95015)



- Let to 'blue chip' tenant
- Large, prominent building
- Five year lease
- Agreement expires 29.08.2028
- Busy location opposite train station
- Extensive accommodation

Freehold £275,000

## West Glamorgan (94793)



- Prominent High Street Location
- Heart of main leisure circuit
- Ground floor Trading Area
- Three Flats
- Currently let on a 5 year agreement producing a rent of £20,400 per annum.

Freehold £260,000

## Torfaen (93966)



- Traditional Victorian public house
- 2 well appointed attractive bars
- Excellent & refurbished owners flat
- Healthy local custom
- 13 years in same owners hands

Freehold £225,000

## Cardiganshire (95020)



- Two bars/dining areas
- Trade garden and car park
- Three bedroom owners accommodation
- Stone barn suitable for conversion
- Currently closed

Freehold £220,000

## West Glamorgan (91582)



- Suburban Public House
- 2 good Bars
- Function Room/Restaurant
- 3-4 Bedroom Private Accommodation
- Trade Garden

Freehold £195,000



# Wales

01981 250 333

**West Glamorgan** (94932)



- Riverside restaurant & tapas bar
- Busy High Street location
- Restaurant (60) and riverside garden
- Spacious 3 bedroom flat
- Established business

Freehold £195,000

**Monmouthshire** (95417)



- Recently developed
- Excellent standard throughout
- Trading area (26+)
- Pavement licence
- Ancillary areas & private parking
- Gross sales approx £175,000 pa

Freehold £175,000

**Glamorgan** (47646)



- Licensed club premises
- Busy commercial location
- Close to university
- Trade areas over two storeys
- Currently closed

Freehold £150,000

**Pembrokeshire** (92105)



- Bar & Late Night Venue
- Busy High Street location
- Well appointed Trading Area
- 2 Bedroom Owners Accommodation
- Trade Garden, Private Parking
- Scope to increase trade

Freehold £70,000

**Monmouthshire** (95461)



- New prestigious development
- Contemporary dining for 40+
- Covered external seating (40+)
- Seated lounge/reception area
- Fully equipped kitchen & storage
- Available on free-of-tie lease

Leasehold £39,000

**Ceredigion** (95275)



- Village centre riverside inn
- 2 bars, 7 e/s letting bedrooms
- Riverside gardens
- Car parking
- T/O circa £150,000 inc per annum

Freehold Guide Price £190,000

**West Glamorgan** (91755)



- Substantial community pub
- Recently refurbished throughout
- 3-section open plan trading area
- First floor function room
- Private accommodation

Freehold £165,000

**Carmarthenshire** (95119)



- Previously renowned real ale venue
- Two good bars
- Enclosed trade gardens
- Extensive 5 bedroom accommodation
- Currently closed

Freehold Offers Around £145,000

**Pembrokeshire** (95686)



- Overlooking busy main square
- Seaside tourist 'mecca'
- Internal seating up to 50
- External seating up to 20
- New private free of tie lease
- Lock-up

Leasehold £65,000

**Glamorgan** (94273)



- Character former church
- Seating (96)
- 9 bedrooms
- Trading as Indian Restaurant
- Would suit all restaurant styles

Leasehold £30,000

**Carmarthenshire** (1451)



- Attractive stone property
- Bar Area & Restaurant
- Catering Kitchen, 3 Bedrooms
- Gardens & Car Park
- FTTP Broadband
- Currently Closed

Freehold £185,000

**Pembrokeshire** (95496)



- Pembrokeshire port town centre public house
- Large open plan three section bar area (80+)
- Enclosed trade garden
- 7 letting bedrooms
- Self-contained owners flat

Freehold £165,000

**Glamorgan** (94879)



- Busy high street location
- Refurbished ground floor
- Three bedroom accommodation
- Previously an Indian takeaway
- Would suit all takeaway uses
- 32 years in same operators hands
- Currently closed

Freehold £95,000

**Monmouthshire** (91564)



- Market Town location
- Established main restaurant (34)
- F/F restaurant/function room (40)
- 3 bed owners accommodation
- 32 years in same operators hands
- Free of tie private lease

Leasehold Offers Around £60,000

**Pembrokeshire** (95382)



- Narbeth, Pembrokeshire
- 30 seater licensed coffee shop/cafe
- Prime village centre location
- Large catering kitchen
- Use of functions facilities for 400
- New premium free lease

Leasehold £25,000

**Glamorgan** (91276)



- Traditional public house and function venue
- Busy town location and close to train station
- Recent investment
- Open plan lounge bar. Large function room
- Well established wet sales only

Freehold £180,000

**Gwent** (95719)



- Popular village freehouse
- Business offering wet sales only
- Two section open plan bar
- Games room/function room
- 3 bedroom owners' accommodation
- Operating on limited hours

Freehold £165,000

**Monmouthshire** (95157)



- Well established food-led business
- Village location opposite church
- Well-appointed trading areas
- Large trade garden
- Car park
- Food led trade

Leasehold £95,000

**Monmouthshire** (94845)



- Established traditional pub
- Busy town centre location
- Open plan lounge bar
- Three separate trade gardens
- Private accommodation
- Sales net of VAT approx £250,000

Leasehold £45,000

**Glamorgan** (95654)



- Ravenhill area of Swansea
- Former Post Office
- Currently closed
- Ground floor lock-up property
- Permission for redevelopment to restaurant premises

Leasehold £7,500



Dorset

(91854)



- Farmhouse freehouse in 10 acres
- Character bars and dining rooms (100)
- Three bedroom owners flat
- 18th century barn & marquee (200)
- 10 en suite letting bedrooms
- High turnover and profits
- New free of tie lease agreement

Freehold £1,350,000

Somerset

(41009)



- Former railway hotel on main road
- Well presented trade areas (71)
- 9 en suite letting rooms
- 6 bedroom private accommodation
- Gardens, terrace (85), car parks
- Net T/O approx. £860,000

Freehold £1,100,000

Hampshire

(19338)



- Main road position near the coast
- Under same ownership since 1980
- Three trade areas (80+)
- Ample outside trade space & parking
- 3-4 bedroom owners accommodation
- 2 bedroom bungalow

Freehold £995,000

Berkshire

(2166)



- 48 Bed Hostel
- Impressive Victorian House
- Manager's 3 Bedroom Flat
- Separate Coach House
- Area of Outstanding Natural Beauty
- Close to River Thames

Freehold £850,000

Somerset

(1592)



- Exmoor National Park free house
- Holiday cottage and barn
- Sixteen years in same ownership
- Great scope to develop holiday lettings
- Casually run
- Retirement sale

Freehold £700,000

Somerset

(94200)



- Only Freehouse Public House and Restaurant in Cheddar
- Recently renovated
- Main bar (24)
- Games Rooms (40)
- Three/four bedroom accommodation
- External trade areas (106)
- Wet sales only from August 2023

Freehold £699,000

Somerset

(95245)



- Period Hamstone former farmhouse
- Near wedding venues
- Country themed restaurant (60)
- Three en suite letting rooms
- Mature garden, car park (10)
- Residential conversion PP consent

Freehold £650,000

Dorset

(93968)



- Freehouse in vibrant village
- Indoor trading areas (70)
- 4 en-suite letting bedrooms
- 2 bedroom owners flat
- Car park, outside trade areas
- Net T/O approx £400k

Freehold £640,000

Somerset

(3078)



- Prominent main road position
- Bar, function room & skittle alley
- Outside trade garden & play area
- 22 pitch campsite/electric hook up
- Three bedroom owners accommodation
- Car parking for over 30 vehicles

Freehold £595,000

Somerset

(91943)



- Somerset Free House near Street and Glastonbury
- Close to Millfield School
- Fine character, flagstone floored, bars
- Restaurant, patio and large car park
- Skittle Alley and separate Paddock
- Five bedroomed flat

Freehold Offers Over £550,000



Dorset

(91715)



- Dorset village freehouse
- 6 en suite bedrooms
- 3 bed apartment, conference room
- Country bar, restaurant (30)
- Integral 2 bedroom cottage
- Patio and gardens, car park

Freehold £525,000

Somerset

(93432)



- Polden Hills freehouse on large plot
- Bar (25) and Restaurant (50)
- Large skittle alley
- Five bedroom owners accommodation
- Car park and large lawned gardens

Freehold £475,000

Wiltshire

(93630)



- Edge of North Wessex Downs
- M4 corridor, close to World Heritage Site
- 2 bars and dining room
- Scope to add letting rooms
- Three bedroom accommodation
- Trade garden and car park

Freehold £460,000

Hampshire

(94388)



- Quaint Hampshire village
- Bar, lounge and restaurant
- 5 bedroom accommodation
- Trade garden and car park
- Potential for letting rooms
- Unconditional offers only

Freehold £450,000

Wiltshire

(71045)



- Close to major tourist attraction
- 5 quality en suite letting rooms
- Bar (40) & function room (12)
- Mature gardens & car park (25)
- Quality 3 bedroomed owner's flat
- Profitable business, low overheads

Freehold £425,000

Somerset

(93811)



- 15th century former coaching inn
- Large vibrant village
- Bar (20), snug (10), restaurant (24)
- 3 letting rooms
- Self-contained owners' accommodation
- Courtyard (10), trade patio (20), car park

Freehold £425,000

Berkshire

(95379)



- Close to major shopping centre
- London commuter town
- Traditional bar areas (50)
- Four bedroom accommodation
- Forecourt seating (24)
- Brewery owned since the mid 1990s

Freehold £420,000

Somerset

(1102)



- Prime high street location
- Popular wet led public house
- Well presented, stylish main bar (36)
- Skittle alley and function room (50)
- Outside trade yard
- Scope to offer food menu

Freehold £395,000

Somerset

(94038)



- 19th Century 2/3 storey property
- Near Bath city centre
- Ground and lower floor restaurants
- Two bedroom accommodation
- Investment sale
- Rental income: £27,000 p.a.

Freehold £395,000

Dorset

(94410)



- Centre of seaside town
- Views overlooking the Jurassic coast
- Well presented indoor trading areas (89)
- 2 well equipped catering kitchens
- Separate takeaway unit (22)
- Annual gross turnover in excess of £1m

Leasehold £395,000

Somerset

(40857)



- Somerset close to coast free house
- Main bar, car park & garden
- Twin skittle alley/ function room
- Many house sports teams
- 2 bed owners accommodation
- 4 en suite letting bedrooms

Freehold £380,000

Somerset

(95456)



- Shopping parade in North Somerset village
- Close to Bristol airport
- Family bakery and takeaway
- Servery and dining area (20)
- Vacant possession upon completion

Freehold £345,000

Somerset

(2846)



- Freehouse near county town
- Near M5 motorway
- 2 bars, function room/skittle alley
- 3 bedroom flat
- Car park and garden
- Planning to convert to residential

Freehold Offers in Excess of £300,000

Wiltshire

(95005)



- Between Pewsey and Marlborough
- In need of renovation
- 3 trade areas, 2 apartments
- Mature gardens and car park
- Plot size 0.56 of an acre
- Closed since 2014

Freehold £300,000

Bristol

(88791)



- 1960s purpose built public house
- On large housing estate
- Detached prominent street corner
- Internal skittle alley
- Two bedroom owners flat
- Currently closed

Freehold £295,000

Wiltshire

(94569)



- Affluent village green location
- M4 corridor on the edge of the Cotswolds
- Main bar (20), dining room (24)
- 3/4 bedroom owners accommodation
- Large mature trade garden and car park (8)
- Potential for residential development (STPP)

Freehold £295,000

Somerset

(95120)



- Near coast, motorway and airport
- Main road to Weston-super-Mare
- Large, open plan trading areas
- Four bedroom accommodation
- Trade garden and car park

Freehold £295,000

Somerset

(91454)



- Iconic free house
- 2 adjoining bars of character.
- Enclosed patio
- First floor, 3 rooms. Scope for flat
- Wet sales only
- Strong community business

Freehold £280,000



## Somerset (95089)



- Restored High Street brasserie
- Tourist attractions nearby
- Coffee lounge & restaurant (30)
- Fully equipped catering kitchen
- Great potential for new owner
- Lock-up freehold. Business closed

Freehold £275,000

## Hampshire (95088)



- New Forest village near coast
- Indoor trading areas (145)
- Four bedroom accommodation
- Outside areas (115+), car park (43)
- Over £1,000,000 net turnover
- Exceptional 6 figure net profit

Leasehold £150,000

## Hampshire (33047)



- Busy road between Alton and Liss
- Character Grade II listed pub
- Three trade areas (58)
- Two bedroom owners accommodation
- Patio & two beer gardens (200+)
- Attractive free-of-tie lease

Leasehold £69,000

## Somerset (95513)



- Picture postcard thatched pub
- Excellent bar & dining areas (104)
- 10 quality en suite letting rooms
- Apartment, cottage, owners flat
- Enclosed trade garden. Car park
- Established business with high T/O

Leasehold £40,000

## Hampshire (94474)



- Country freehouse in quaint hamlet
- North Wessex Downs AONB
- Character bar and dining rooms
- Four bedroom owners accommodation
- Trade garden, car park, private garden
- New favourable free-of-tie lease

Leasehold Nil Premium

## Somerset (94576)



- Centre of large Somerset village
- Close M5 and Quantock Hills
- Two bars (48). Skittle alley
- Owners accommodation
- Spacious rear trade garden (60+)
- Sold with vacant possession

Freehold £225,000

## Dorset (95037)



- Prominent Grade II listed property
- Restaurant (100), function room (25)
- Fully equipped catering kitchen
- Side terrace (20)
- Well established & presented
- Weekly gross T/O £10,000+

Leasehold £149,000

## Dorset (1306)



- Dorset coastal town public house
- Purpose-built in residential suburb
- Open plan bar (100)
- Four bedroom owners accommodation
- Enclosed gardens & car park
- High level of turnover & profitability

Leasehold £60,000

## Somerset (94682)



- Village free house
- Two fine character bars
- Skittle alley/meeting room
- Spacious three bedroom owners accommodation
- Car park (25) & outside trade areas (100)

Leasehold £35,000

## Wiltshire (95420)



- Wiltshire town detached freehouse
- Main bar (35) and restaurant (40)
- Outbuilding with skittle alley
- Large trade garden (100+)
- Car park (30+)
- Available on new free-of-tie lease

Leasehold Nil Premium

## Somerset (95079)



- Close to town centre and station
- Open plan main bar (35)
- Skittle alley and additional seating (10)
- Two bedroom owners accommodation
- Partially sheltered enclosed courtyard
- Sold with vacant possession

Freehold £200,000

## Somerset (95406)



- Restored bars & dining room (82)
- 8 period letting rooms
- Owners accommodation
- Car park (10) & trade patio (100)
- Outbuildings & paddock
- Anticipated net T/O over £500,000

Leasehold £90,000

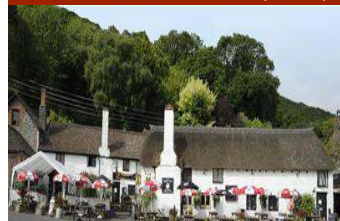
## Dorset (94597)



- 18th century public house
- Popular landmark village
- Main bar (36), catering kitchen
- 3/4 bedroom flat
- Spacious outside area and car park
- Gross T/O approx. £500k

Leasehold £60,000

## Somerset (95332)



- Exmoor coast freehouse
- Character bar areas (61)
- Three en suite letting bedrooms
- Sizeable 5-6 bedroom private accom
- Ample external seating (120)
- Available on new, free-of-tie lease

Leasehold £30,000

## Somerset (95306)



- Public house on National Trust Estate
- Character main bar & dining room
- 2/3 bedroom owners accommodation
- Mature gardens & car park
- Large detached outbuilding
- Available on new free of tie lease

Leasehold To Let

## Dorset (94185)



- Jurassic Coast beach position
- 18th Century public house
- Main bar (18), Dining area (28)
- 4 bedroom accommodation
- Trade patio (85), Car park (12)
- Annual net t/o in excess of £725k

Leasehold £160,000

## Somerset (94874)



- Popular market town
- On major crossroads at edge of town
- Well presented bar & restaurant
- 11 en suite letting rooms & parking
- Self-contained manager's flat
- Net T/O in excess of £425,000 pa

Leasehold £80,000

## Dorset (95758)



- Between Blandford Forum and Poole
- Close to two National Trust sites
- Main bar and dining areas (52)
- Three bedroom, self-contained flat
- Established business
- Net sales in excess of £430,000

Leasehold Nil Premium

## Wiltshire (91271)



- Roadside free house
- Close to major 'A' roads
- Open plan bar in two areas
- Four bedroomed flat
- Car park. Enclosed rear garden
- Currently closed

Leasehold Nil Premium

## Hampshire (95469)



- Picturesque village in East Hampshire
- Meon Valley, South Downs National Park
- Bar and restaurants (57)
- Spacious 4 bedroom accommodation
- Car park (13), beer garden (70+)
- Available on new free-of-tie lease

Leasehold Nil Premium



## East Yorkshire (94136)



Freehold £1,100,000

- Village location
- Detached 19th century building
- Open plan trade area
- Spacious private accommodation
- Large beer garden and parking
- Net turnover, excess of £1million

## North Yorkshire (95472)



Freehold £875,000

- Village Inn in 2 acres of land
- Open plan lounge/restaurant
- Two Log Cabins
- 42 pitch caravan site
- Stunning private accommodation
- Huge potential

## Derbyshire (92070)



Freehold £850,000

- Detached pub
- Three trade areas
- Three, two bedroom apartments
- Large beer garden and parking
- T/O of £600,000 per annum
- Net rental income £28,000 p.a.

## East Yorkshire (95016)



Freehold £500,000

- Close to Hull city centre
- Large corner building
- Two trade areas
- Five apartments
- Three outdoor areas
- Close to the MKM Stadium

## South Yorkshire (93302)



- Market Town location
- Semi-detached Edwardian building
- Two trade areas
- Four bedroom private accommodation
- Large beer garden and parking
- Highly profitable business

Freehold £430,000

## Durham (95505)



Freehold £425,000

- Village location
- Detached property on a large plot
- Open plan trade area
- Three en suite letting rooms
- Three self-contained flats
- Amazing potential

## North Yorkshire (95158)



Freehold £895,000

- Detached hotel, pub and restaurant
- 17 en suite bedrooms
- Two bedroom owners' accommodation
- Stands on large plot
- Profitable business
- Scope for further development

## North Yorkshire (91942)



Freehold Offers Invited £850,000

- Village location
- Semi-detached 16th century building
- Four trade areas
- Five en suite letting rooms
- Large beer garden and parking
- Massive scope for growth

## North Yorkshire (95225)



Freehold £645,000

- Village Pub
- Three trade areas
- Spacious Accommodation
- Large Car Park
- Net Turnover of £515,000 (YE 03/24)
- Retirement Sale

## Yorkshire (93354)



Freehold £450,000

- Wakefield suburbs
- Open plan trade area
- Three bed owners accommodation
- Detached property on large plot
- Beer garden & ample parking
- Net sale £250,000 per annum

## North Yorkshire (95325)



- Town centre location
- Three storey terraced property
- Three trade areas
- Ten letting bedrooms
- Rear beer garden
- Amazing potential, late licence

Freehold £350,000



# Yorkshire

01904 793 333

**Durham** (95482)



- Town centre position
- Grade II listed building
- Two separate units
- Recently refurbished
- Rented on a long lease
- 7.5% rising to 10%+ yield

**Freehold £350,000**

**West Yorkshire** (91621)



- Town centre location
- Large, purpose-built pub
- Site approx. 0.33 of an acre
- Two trade areas
- Two bedroom owners flat
- Development potential

**Freehold £300,000**

**Durham** (95577)



- Village pub
- Open plan trade area
- Three bedroom owners accommodation
- Large rear car park & beer garden
- Scope for development
- Huge potential

**Freehold £250,000**

**North Yorkshire** (95672)



- Traditional public house
- Seaside town location
- Open plan trade area
- Spacious owner's accommodation
- Popular residential area
- Beer garden

**Freehold £185,000**

**North Yorkshire** (94279)



- Top Rated Restaurant
- Busy City Centre location
- Excellent condition
- Open plan trade area
- Exceptional Kitchen facilities
- £470,000 approx net turnover

**Leasehold £60,000**

**Northumberland** (95575)



- Northumberland village location
- Four en suite rooms
- Private accommodation
- Ample parking
- Excellent condition
- Scope to increase accommodation

**Freehold £350,000**

**East Yorkshire** (92168)



- Close to Hull city centre
- Two-storey detached public house
- Open plan trade area
- One bedroom flat
- Beer Garden
- Development Potential

**Freehold £295,000**

**Durham** (95519)



- Envious village location
- Detached 18th century building
- Open plan trade area (75)
- Spacious private accommodation
- 16 letting rooms/apartments
- Large car park

**Leasehold £225,000**

**East Yorkshire** (95160)



- Attractive village public house
- Three trading areas
- Spacious domestic accommodation
- Commercial kitchen
- Rear beer garden & car park
- Overlooking Humber Estuary

**Freehold Offers Around £175,000**

**East Yorkshire** (95445)



- Vietnamese restaurant
- Busy city centre location
- Excellent condition
- Spacious trade area
- Late licence
- £130,000 average net turnover

**Leasehold £60,000**

**Northumberland** (95651)



- Northumberland village location
- End of Terrace
- Five en suite letting bedrooms
- Excellent condition
- Rare Opportunity

**Freehold £350,000**

**East Yorkshire** (94758)



- Village centre location
- Terraced period property
- Two trade areas (120+)
- Spacious accommodation
- Rear beer garden and parking
- Popular local with excellent passing trade

**Freehold £295,000**

**North Yorkshire** (91541)



- Town centre Location
- Manhattan style Bar and Eatery
- Large open plan trade area
- Top rated on Tripadvisor
- Free of Tie
- Good profitable business

**Leasehold £195,000**

**Durham** (95609)



- Market town location
- End terrace position
- Open plan trade area (40)
- Two spacious flats
- Excellent condition
- Lots of potential

**Freehold £155,000**

**North Yorkshire** (95618)



- Well established café/tea room
- Busy village centre location
- Ground floor, lock-up property
- Outside seating (24)
- Net turnover of £113,000 pa
- Huge potential

**Leasehold £55,000**

**North Yorkshire** (93667)



- Village location
- Three trade areas
- Private accommodation
- Large beer garden
- Beautifully presented
- Excellent condition throughout

**Freehold £325,000**

**Durham** (95369)



- Village public house
- Terraced, 19th century building
- Open plan trade area (100)
- Four bedroom private accommodation
- Beer garden
- Highly profitable business

**Freehold £250,000**

**East Yorkshire** (94654)



- Seaside town
- Lock-up pub
- Open plan trade area
- Front beer garden
- Planning consent for holiday home or manager's accommodation

**Freehold £190,000**

**North Yorkshire** (94633)



- Well established coffee shop
- Busy Town Centre location
- Two floors
- Rear Garden
- Net turnover of £212,000
- Huge potential

**Leasehold £90,000**

**North Yorkshire** (95645)



- Village location
- Large detached pub
- Two trade areas
- Letting accommodation
- Large car park
- Lots of potential

**Leasehold £10,000**





Sidney Phillips Business Mortgages specialises in arranging funding packages to help business borrowers acquire or re-finance pubs, hotels and restaurants, throughout the UK.

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