



Moonshine & Fuggles

6 The Square, Ironbridge, Shropshire, TF8 7AQ

Tenure: Leasehold

Price: £90,000

Ref: 95532

SP Sidney
Phillips
Leisure & Hospitality Specialists



Key Features

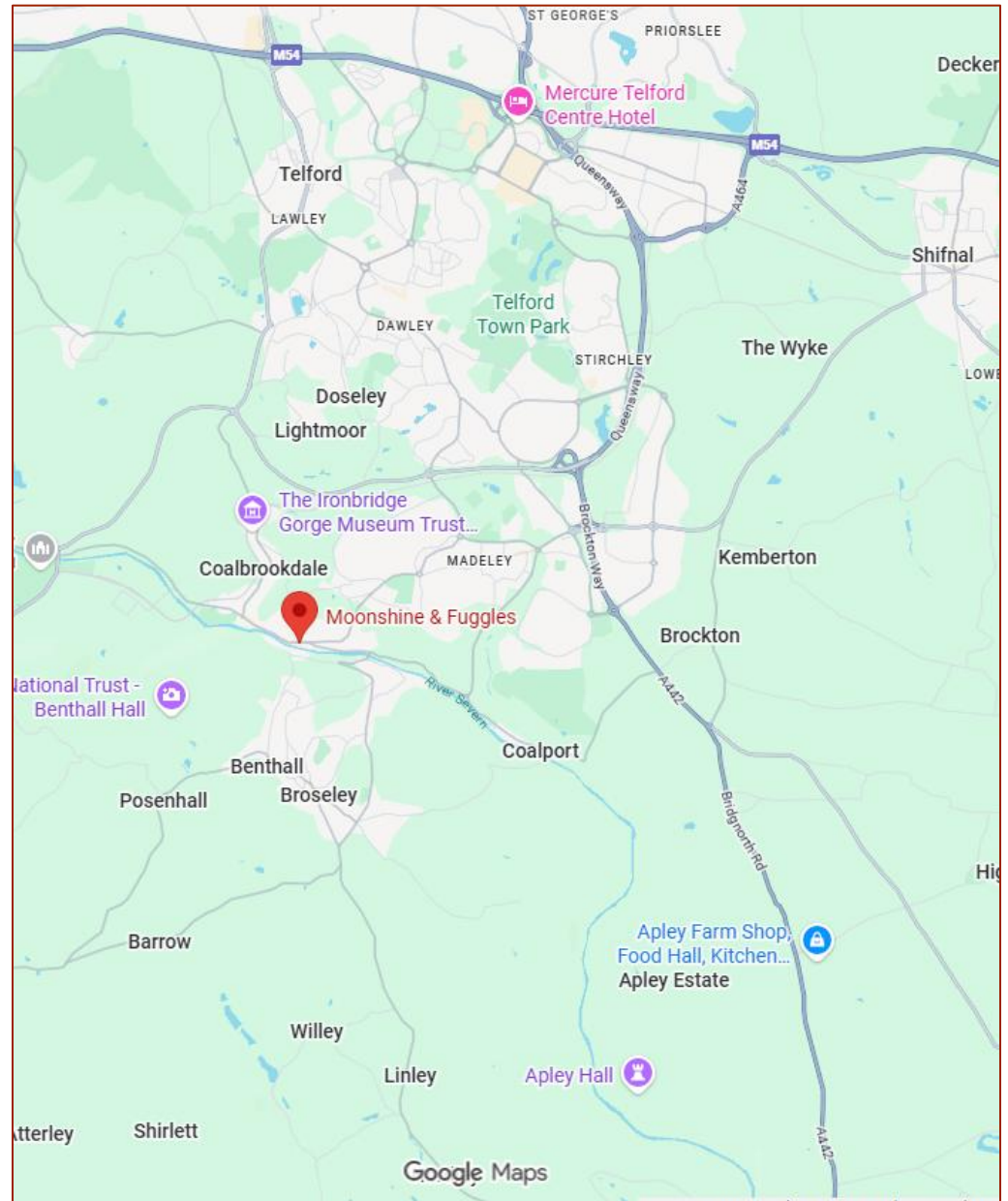
- Ironbridge specialist off-licence
- Located in World Heritage site
- Attractive commercial premises
- With additional storage facilities
- Turnover £301,000 per annum net of VAT

Location

The internationally renowned World Heritage site stands on the banks of the River Severn at the heart of the Ironbridge Gorge. The village takes its name from the cast iron bridge built in the 18th century by the renowned engineer, Thomas Telford. It is now one of the UK's most popular tourist destinations with it reported that more than 3,000,000 people visited Ironbridge during 2022 alone.

The Property

At the very heart in a historic building is the subject business, Moonshine & Fuggles. The former Post Office has been converted into a retail unit with flats above and Moonshine & Fuggles occupies the retail unit. It is situated in the heart of the town in a prime location with wonderful views of the Iron Bridge itself. The business was created some 12 years ago and is now a well-established brand with successful retail and online sales from the shop alone with a local wholesale business and regular pop-up and instore events.



Trade Areas

MAIN RETAIL UNIT with counter/till and considerable retail shelving throughout for the multitude of products which are offered for sale. There is staircase access to the first floor where there is a further large STOCKROOM/OFFICE AREA.

This building overlooks the main square with the river and Ironbridge beyond. As one would expect, there is ample local parking.

The Business

As previously referred to, the business was created some 12 years ago. The current owners took over the business in 2020 and have continued to successfully grow the business with local custom at the heart of their trade along with repeat and passing tourist trade. The business specialises in whisky, gin, rum and other spirits along with a specially curated wine selection and local ales.

Since the current owners took over, they have created their own selection of internationally award-winning gin & rums under the Moonshine & Fuggles brand name and in 2025 released their first single malt whisky.

Accounts for the year ended February 2025 show takings net of VAT of £278,000 with a gross profit of 44%. We are advised that takings in 2026 have increased to show takings net of VAT of £301,000. We are advised that the income is split 85% from the spirit sales, 10% from wines and 5% from beer.



Tenure & Price

LEASEHOLD £90,000 to include goodwill, fixtures and fittings. Stock at valuation in addition.

Moonshine & Fuggles is held on a full repairing and insuring lease from a private individual, for a term of three years commencing February 2026. The lease is outside the security provisions of the Landlord & Tenant Act 1954. We are advised that the landlord is flexible to extend the term. The lease is fully assignable. Rent is £9,840 per annum paid monthly in advance, subject to three yearly rent reviews, the next due in February 2029. The lease is free of all trade ties.

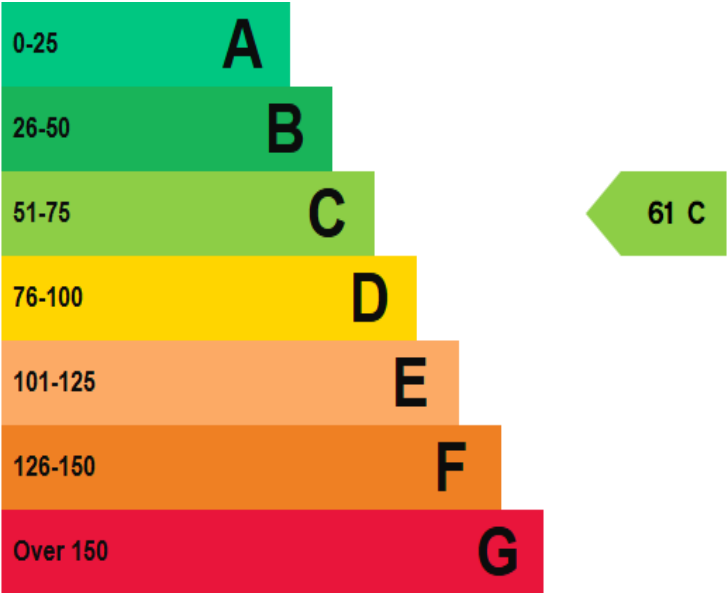
No direct approach to be made to the business; please direct all communications through Sidney Phillips. Viewing strictly by appointment only.

Licences

A Premises Licence is held.

Services

Mains electricity is connected.
Rateable Value: £6,500 from 1st April 2026
Local Authority: Telford & Wrekin Council



0-25	A
26-50	B
51-75	C
76-100	D
101-125	E
126-150	F
Over 150	G



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