



Travellers Rest

Stanley Village, Stanley, Stoke-on-Trent, Staffordshire, ST9 9LX

Freehold £990,000

- Two storey stone built property
- Situated in un-spoilt Staffordshire village
- Main bar (30)
- Dining room and Stanley room (100)
- Two bed owners' accommodation
- High net sales

Ref: 91920

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LOCATION

The Travellers Rest is located in the village of Stanley and sits at the edge of the Staffordshire Moorlands. The village lies at a height of approximately 600ft with the Travellers Rest and surrounding cottages dating back to the 1860's and were used by the workers of the Flint Mill. Leek is 6 miles northeast and Stoke on Trent is 8 miles south of the property.

Stanley lies just off the A53 which provides access to Stoke on Trent and Shropshire to the south and The Peak District National Park to the north. The nearby A500 links to the national motorway network. Kidsgrove and Longton train stations are both approximately 25 minutes from the property and provide routes to Crewe, the Midlands and the south of England.

The property is of stone and brick construction beneath a tiled roof with vehicle access arch way leading to a large car park to the rear.

TRADE AREAS

ENTRANCE leading to MAIN BAR area with SNUG featuring carpeted flooring, bench and loose seating to accommodate 30. The room further comprises of stone built bar servery with brass top, brick feature fireplace and 'olde worlde' décor with exposed timber frames to ceiling. Lower split level leading to DINING ROOM, which is in two sections. The first dining room, the "TOMKIN ROOM" has two feature fireplaces, loose bench and booth seating to cover 50 patrons, exposed brick walls, carpeted flooring, serving hatch and coffee machine. To the rear of the building is the "STANLEY ROOM" which comprises of carpeted flooring, fixed and loose seating to accommodate 50 guests, with access to the car park and kitchen.

Well equipped trade KITCHEN comprising of tiled floors, WASH AREA a good selection of catering and refrigeration equipment, PREP AREAS and extractor hood. Access to small courtyard to the rear of the building. On level CELLAR accessed via the kitchen with doors leading to the main car park. DRY FOOD STORE to courtyard.

LADIES AND GENTLEMENS TOILETS offset the main bar, both with modern décor and tiled flooring.





OWNERS ACCOMMODATION

FIRST FLOOR

Access to the right hand side of the main bar comprising of:- Spacious LOUNGE with fire place. Good sized KITCHEN/DINER. Two DOUBLE BEDROOMS. OFFICE/ SINGLE BEDROOM. Modern BATHROOM with shower cubicle. Access to sizeable flat ROOF TERRACE with fire escape to rear courtyard.

EXTERNAL

Large CAR PARK to rear to accommodate 30 vehicles and stunning views of the nearby Moorlands. External STORE CUPBOARD comprising of two floors, the ground floor consisting of refrigeration units, STORAGE and a CHANGING ROOM. First floor comprises of STORAGE.

To the front of the property is a PATIO AREA featuring loose seating with parasols to accommodate approximately 50 customers.



THE BUSINESS

Our clients have operated the Travellers Rest for 22 years and have made the business a popular destination with patrons across Staffordshire and Cheshire due to its cozy interiors and warm and friendly atmosphere. Accounts show a high net turnover in the region of £1.3 million for the 2021 period with sales being 60% wet sales and 40% food. There is scope for increased turnover by letting of the owners accommodation and extending opening hours. Full accounts will be made available upon request following any viewing. It is of our opinion that the Travellers Rest would suit an experienced individual or a multiple operator to take on this thriving business.





LICENCE

Full premises license is held for the retail of alcohol.
Current opening hours:

FOOD

Monday to Friday

Lunch 12:00 to 14:00

Evening 17:00 to 20:30

Saturday 12:00 to 20:30

Sunday 12:00 to 19:00

BAR

Sunday, Monday, Wednesday, and Thursday 12:00 to 22:30

Tuesday 12:00 to 22:00

Friday and Saturday 12:00 to 23:00

SERVICES

All main services are connected. Gas, electric and water. CCTV and fully alarmed.

Local Authority: Staffordshire Moorland Council

Telephone: 0345 605 3010

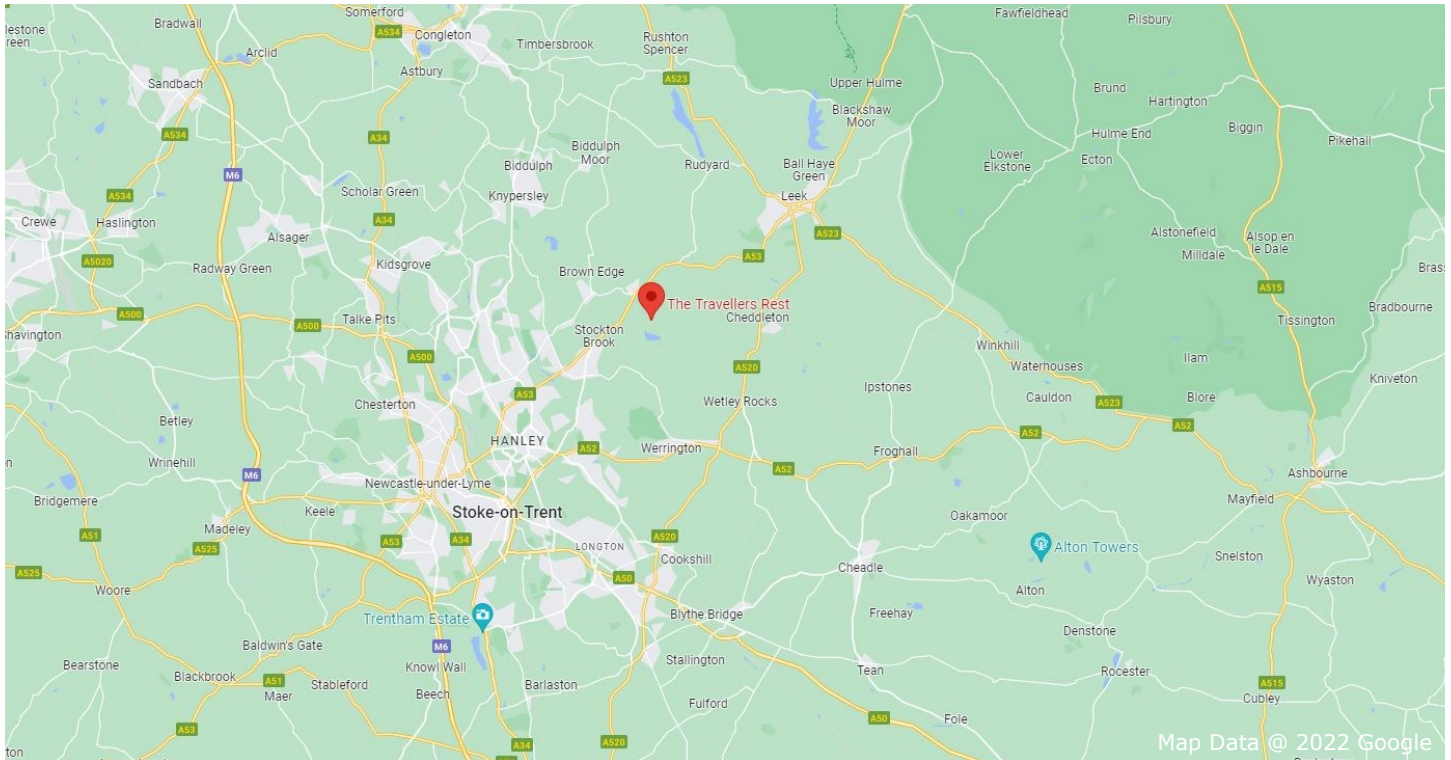
Rateable Value: £74,000

TENURE & PRICE

FREEHOLD £990,000 to include fixtures, fittings and goodwill. Stock at valuation in addition.

No direct approach to be made to the business; please direct all communications through Sidney Phillips.

Viewing strictly by appointment only.



EPC Reference: N/A



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