

Sales Particulars



Licensed Chinese Restaurant & Takeaway

Cardiff

Ref: CR 266



Price

Freehold Property & Business: £750,000 plus sav

Business: A well presented and well established licensed Chinese restaurant with an attached takeaway facility. The restaurant is very popular and has strong takings with a high profit margin. The restaurant offers a wide range of traditional Chinese meals together with speciality offerings

The business is operated by the vendor, seven full time and four part time staff.

Location: The business is located in a predominantly student area amongst mixed commercial and residential properties. The business is within minutes' walk of the City centre

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www.Arrow-Business.co.uk

3 Cross Street Gorseinon Swansea SA4 4BU Tel: 01792 419569

Email: enquiries@arrowproperty.co.uk

M N Archer trading as Arrow Business Sales

Financial Details:

Annual Sales: £550,000

Accounts: Will be made available once the business has been viewed.

Opening Hours:

Monday to Saturday 12.00noon to 2.00pm
and 5.30pm to 12.00midnight
Sunday 5.30pm to 12.00midnight

Premises:

This substantial property has a frontage of approx.90 feet.

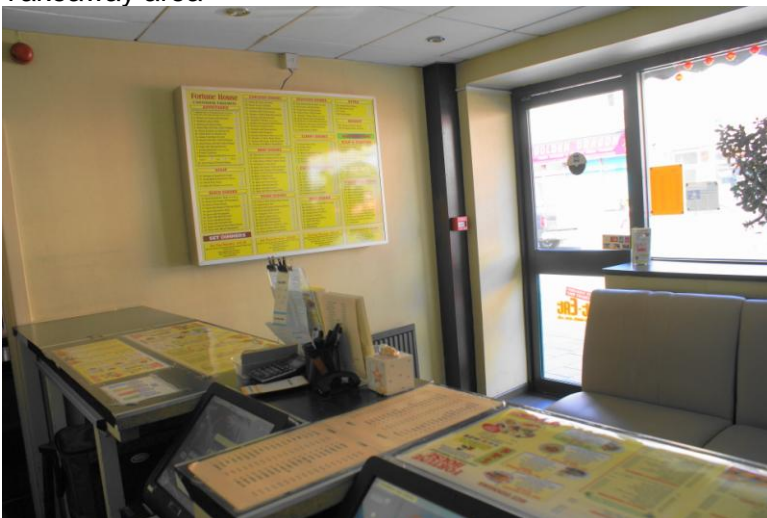
The ground floor consists of the main entrance leading into the reception and waiting area equipped with a bar. Also on this level are the ladies toilet, staff room, storeroom, staff toilet and trade kitchen. The takeaway facility is accessed via a separate entrance.

Stairs lead up to the first floor dining room (approx.1300 sq ft) with 100 covers and a bar area. The dining area is air conditioned A dumb waiter connects to the kitchen. Also on this level are the office and staff toilet

There is a basement accessed from the reception area that is used for storage and houses the gent's toilet and a chiller room.



Takeaway area



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Reception area



Tenure:

Freehold

Rates:

£7,000 per year

Viewing: To ensure that your viewing arrangements are trouble free and our client can arrange to have the necessary time to show you around and answer your questions, please telephone this office on **01792 419569** let us know when you would like to visit and we will make the arrangement.

Offers: All offers are for the freehold, goodwill, fixtures and fittings and should be made to this office.

Finance: If you need help or advice please let us know and we will put you in touch with our Finance Department specialising in helping fund purchase of these types of businesses.

Disclaimer: Please Note: The notes contained herein are for the intended general guidance of intended purchasers and lessees and do not form any part of an offer or contract. All descriptions and any other details are given without responsibility on the part of Arrow Business Sales or their vendor client and any intending purchasers should not rely on them as statements or representatives of facts. All intending purchasers or tenants should satisfy themselves to the correctness of all/any statements contained herein prior to making an offer or otherwise. Arrow Business sales do not make or give any warranty whatsoever in relation to the businesses and/or the property described herein.



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