



Dry Cleaning, Laundry & Tailoring Business, South Essex

Business Sale / Price: £25,000 Leasehold / Tel: 01702 207720



Jackets £2.50p
 Jumpercoats £5.00
 Jumpers £3.00
 Ties £3.00
 Scarves £2.00
 £2.50p

From £9.00
 Ironing only - stain removal, same day, next day, 2hr Express & Gold Service extra charge
 leather, suede, silk, delicate and specialist fabrics

available for
 ZIPS, BUCKLES,
 COLOUR RUNS or
 SHRINKAGE etc



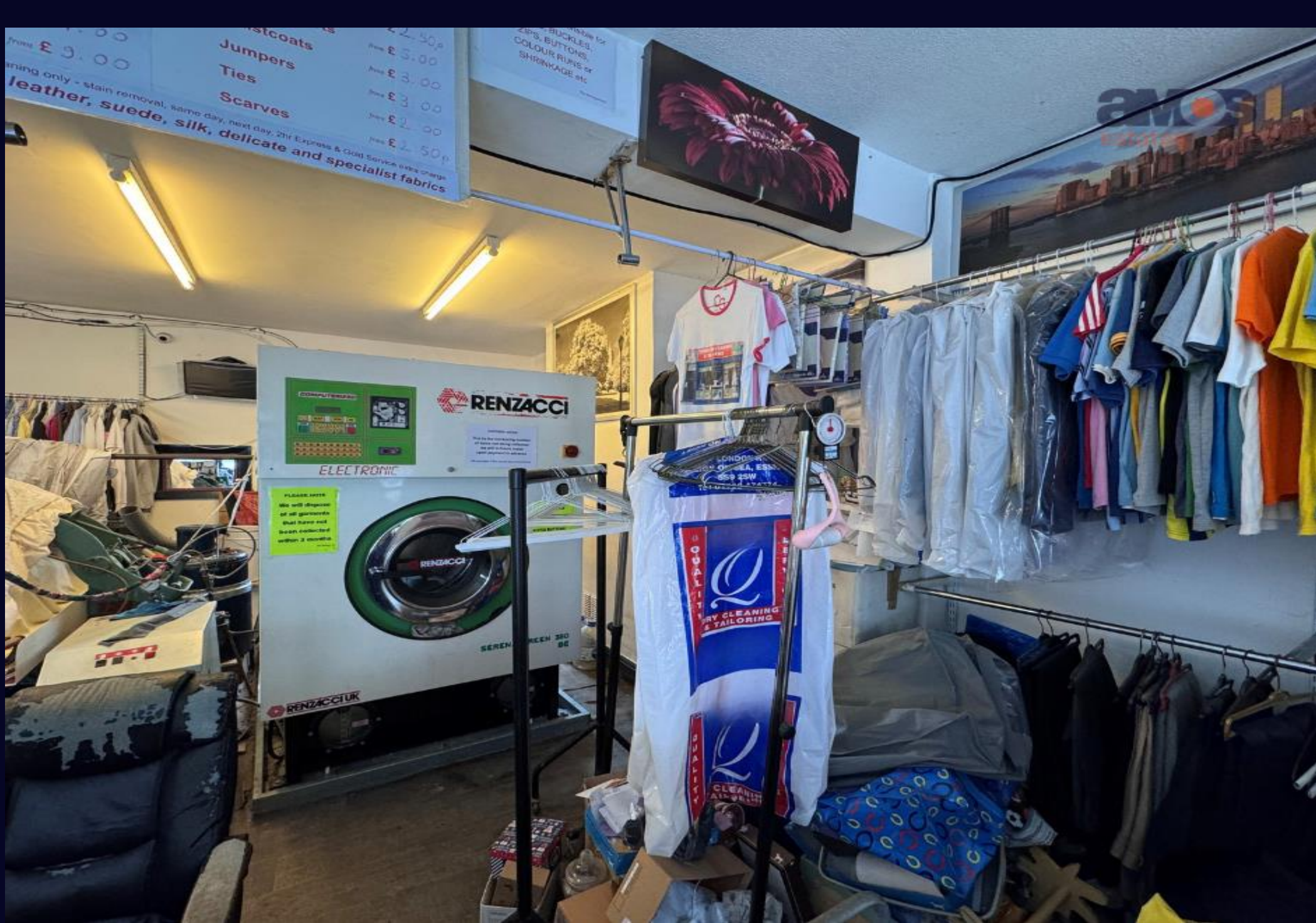
RENZACCI

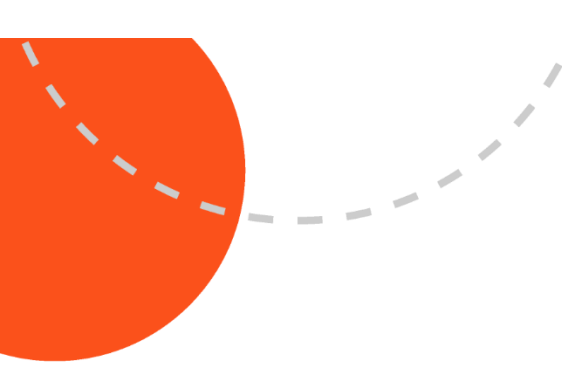
COMPUTERISED
 ELECTRONIC
 SEREN GREEN 380 BE
 RENZACCI
 RENZACCI UK

PLEASE NOTE
 We will dispose
 of all garments
 that have not
 been collected
 within 3 months.

QUALITY
 DRY CLEANING
 & TAILORING
 QUALITY
 CLEANING
 AIR-DRYING

LONDON
 20 GERRARD ST
 E.C.4
 W1P 1PS
 TEL: 01-253 4444





We are instructed to sell this very well positioned **dry cleaning business** which also includes ancillary laundry and tailoring services. Our client has traded for a ten-year period building a regular client base and a reputation for friendly customer service. The business sale includes a range of professional dry-cleaning equipment and washing machines to cope with the laundry service. Accounts show a healthy turnover in the region of £1200 a week working to the usual high profit margins associated with the trade. The client would potentially consider a business partnership arrangement at a reduced value but whether part or full ownership he is willing to provide full training.

Location wise the business trades from a busy main road in South Essex with a good passing trade and a wealthy surrounding neighbourhood. We would suggest an immediate appointment to view the premises and discuss the business with our client.

Find us on





Highlights

- / High Turnover Business
- / Commercial Equipment
- / Good Local Reputation
- / Competitive Rental Level
- / Main Road Position
- / Laundry & Tailoring Services
- / Huge Scope Under New Dynamic Ownership
- / Owned by Client for Ten Years
- / Viewing By Appointment



Front Retail Area /

29'0 x 15'8

Double glazed sliding door, shopfront, floor covering, reception counter, clothing rails, key cutting equipment and blanks stand, power points, fluorescent strip lighting, Renzacci serenade dry cleaning machine, commercial steam ironing press, Camptel steam generator, access to:

Laundry Room /

12'3 x 7'9

Three automatic washing machines, floor covering, fluorescent strip lighting, door to side aspect, power points, access leading to:

Kitchen /

3'7 x 2'8

Kitchen cupboard units with working surface over and inset sink unit, power points, floor covering.

Tailoring Room /

12'8 x 12'2

Window with security roller shutter, floor covering, power points, fluorescent lighting, access to:

Cloakroom /

8'7 x 2'7

White suite comprising of toilet, pedestal wash hand basin, tiled walls, window to rear aspect.

Turnover /

Our client advises that the business has a consistent turnover of around £1200 per week.

Terms of Lease /

The premises are held on a secure lease with a term of five years six months currently unexpired at a competitive rent of £9000 per annum.

Business Rates /

The property has a rateable value of £8600.

Price /

Offers in the region of **£45,000** are sought for our clients valuable business interest to include all equipment, goodwill and leasehold interest, goodwill, trading name and customer records.



We recommend our customers use our panel of Conveyancers/Solicitors. It is your decision whether you choose to deal with our recommendation, and you are under no obligation to do so. You should know that we may receive a referral fee of £150 to £200 per transaction from them.

Should you arrange a Mortgage through our recommended mortgage advisor, again of which there is no obligation we will receive a commission fee. The amount of commission will depend on the size of the loan and any associated products that you decide to take.

The Consumer Protection from Unfair Trading Regulations 2008 (CPRs).

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.