

The Jazz Cafe

Sandbanks
Poole,
BH13 7PJ



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Guide price £7,500,000

A unique opportunity to acquire a landmark beachfront café, bar and restaurant in one of the UK's most prestigious coastal locations.

Positioned at the entrance to the world-renowned Sandbanks Peninsula, the Jazz Café enjoys a prime location directly on Dorset's award-winning Blue Flag beach. With uninterrupted sea views and high footfall from both locals and visitors year-round, this well-established business combines lifestyle and profitability in a truly exceptional setting.

Summary of Accommodation

Iconic location

Ice Cream Kiosk

120 Inside Covers

£69,000 per annum

Fully operational licensed

Situated on Sandbanks Beach

Seating up to 100 people outside

Loyalty scheme with over 900 members

Long standing local business with strong following

Available to hire for private functions, weddings and birthdays





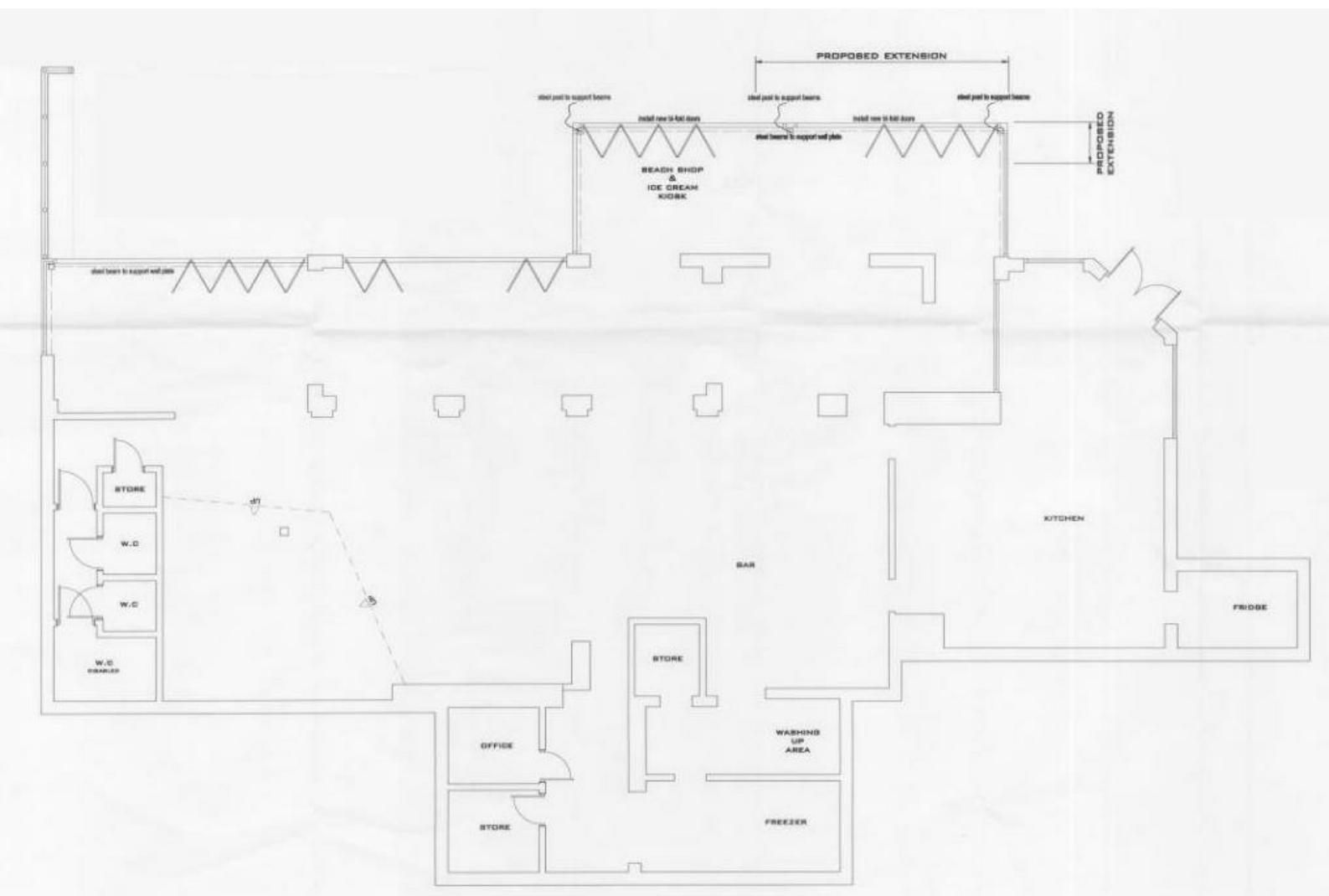
Successfully operated by the current owners for the past 28 years, the Jazz Café has built a strong reputation for its relaxed, beachside atmosphere, excellent food and popular Sunday Lunchtime Jazz Sessions. It is also a highly sought-after venue for private events including weddings, birthday celebrations and corporate functions, catering to groups of up to 150 guests. A loyalty scheme with over 900 active members further supports its strong community presence.

The property is arranged over a single level and features multiple open plan dining areas, bi-fold doors opening onto a spacious terrace, an open log fire and tasteful beach-inspired décor. Additional amenities include a commercial kitchen, office space, male and female restrooms, and an external ice cream kiosk - perfect for capturing passing beach trade.



There are 21 years remaining on the lease with an annual rent of £69,000 and rent reviews every three years. Although fully licensed for evening trading, the business currently operates during daytime hours only. This offers significant potential for expansion through evening service, live music events or extended seasonal hours.

With a proven trading history, strong brand presence and exceptional location, the Jazz Café presents a rare opportunity to own a thriving hospitality business on one of Britain's most desirable stretches of coastline.



Lloyds Property Group

PROPERTY NAME

The Jazz Cafe

LOCATION

BH13 7PJ

TOTAL FLOOR AREA

sq ft

COUNCIL TAX

Band G BCP (Poole)

VIEWING ARRANGEMENTS

Telephone: +44 (0) 1202 708044

Email: enquiries@lloydspropertygroup.com

Ref: 3623

Monday - Friday 09:00 - 18:00

Saturday 09:00 - 16:00

Sunday By appointment only

Illustration for identification purposes only, measurements are approximate, not to scale