



Pappas Takeaway

Ref: 3262628

185 Union Street, Torquay, TQ1 4BY

Freehold: £195,000

Leasehold: £49,000, Annual Rent: £16,000

Thriving takeaway business

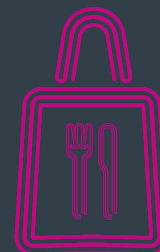
Circa £7,475 per week, net profit of £71,480

Two bedroom accommodation

Excellent opportunity for hands on operator

Attractive seaside town

Leasehold option available - EPC E (104)



Description

Pappas Takeaway has fantastic potential for a new owner to put their own stamp on an established takeaway business that has been in operation for 41 years. Situated on the main high street with two large windows for advertising and a central access door. Being on a busy high street there is a high level of footfall day and night to take advantage of. The business uses both 'Food Hub' and 'Just Eat' for added revenue. The property is available for both a leasehold or full freehold purchase.

In addition to the operating areas on the ground floor the property also includes living accommodation on the first floor which is ideal for an owner operator.



Location

Torquay is a popular seaside resort town on the English Riviera in South Devon. Known for a fabulous coastline and great beaches such as Babbacombe and Cliffside Oddicombe. Torquay is a popular tourist destination both during the summer and winter months. Situated near the town centre and numerous businesses, bars and late clubs.

This property is positioned in the centre of the high street, an ideal location to take advantage of the passing foot traffic along with easy on street parking for collections.



Fixtures & Fittings

We are advised that all of the fixtures and fittings are to be included in the sale of the business.

External Details

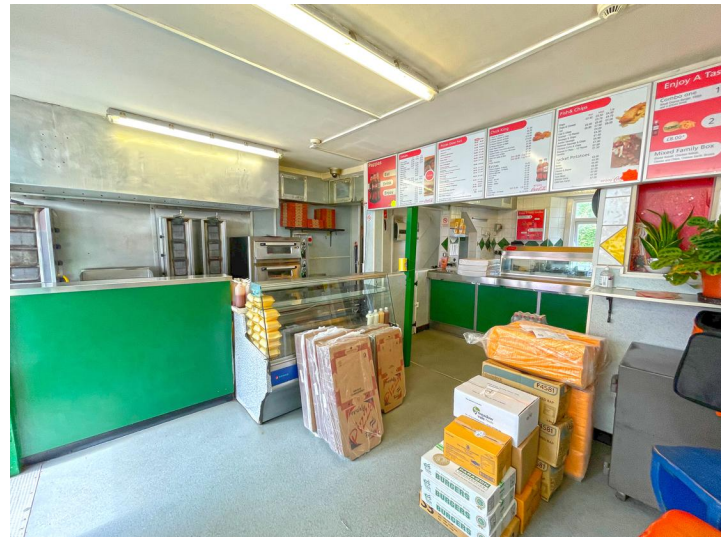
There is a private off street parking space at the rear of the property.

Internal Details

The property is spread over three floors and is deceptively spacious. Two large display windows and central entrance door. The main trading area is open plan and has two serving counters where orders are taken. With dual pizza oven, kebab heaters and fryers, fridges and display storage. There is also a main kitchen on the lower ground floor along with spacious preparation area, two storage rooms and rear access.

The first floor has two bedrooms, living area and shower room. At the rear of the property you will find the off road parking.

This property and business has bundles of untapped potential for a new owner to make it their own.



The Opportunity

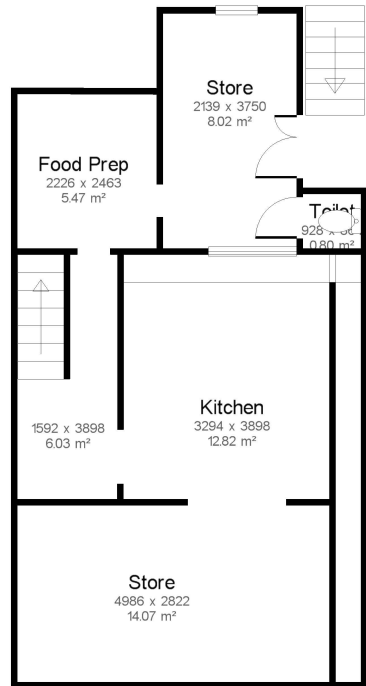
This takeaway business would suit an owner operator and is an excellent opportunity for a new owner to build upon the foundations laid down by the current owner over the last 15 years.

There is potential to increase turnover and profit by increasing the opening hours. Offered as both a leasehold option or a full freehold property.

Trading Hours

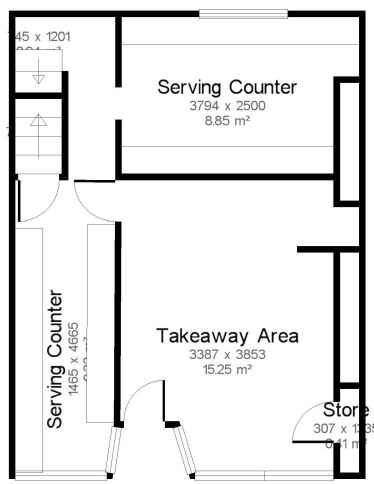
Monday to Sunday 5pm to 2am.

Gross internal area: 52.65 m² (566.7 ft²)



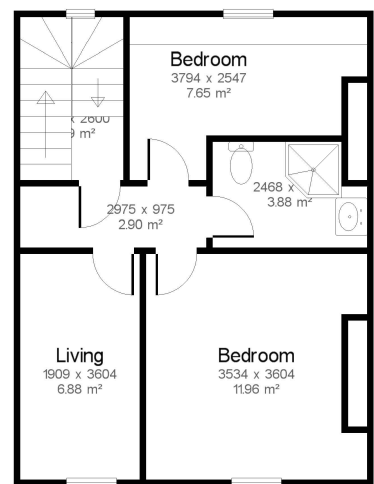
Lower Ground Floor

Gross internal area: 39.03 m² (420.2 ft²)



Ground Floor

Gross internal area: 40.90 m² (440.3 ft²)



1st Floor

Where necessary, the drawings have been made to reflect the accuracy of the floor plan. The drawings are not intended to be used as a basis for any other construction or maintenance work and the drawings are not to be used as a basis for any other work. The drawings are not to be used as a basis for any other work. The drawings are not to be used as a basis for any other work. The drawings are not to be used as a basis for any other work.

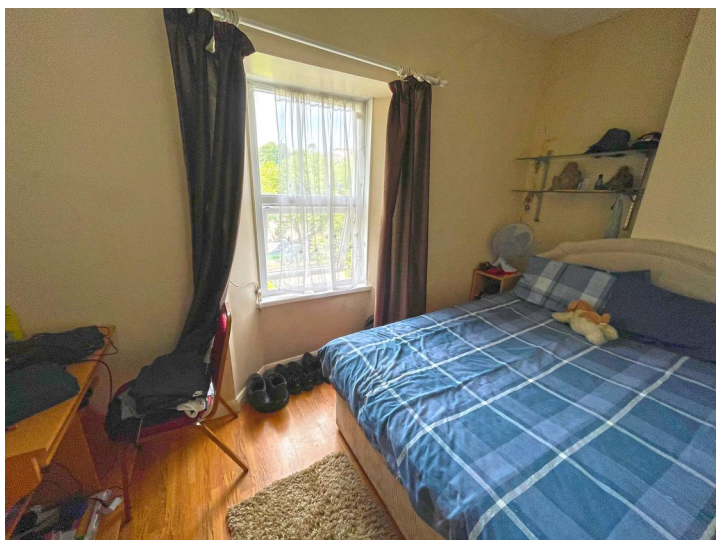
DO NOT SCALE THE DRAWING

Drawing Key

Rev	Date	Amendment

BakerLiE
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Project: Floor Plans
 Pappa Takeaway
 185 Linden Street
 Torquay
 TQ1 4BY
 Drawing No: 8888-20-JUL-20
 Drawing Title: Floor Plan
 Drawing Date: 2021
 Drawing Size: A1





Customer Due Diligence Checks

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 (as amended) require us to conduct due diligence checks upon all purchasers. When an offer has been accepted, the prospective purchaser(s) will need to provide, as a minimum, proof of identity and residential address; if the purchaser is a company or other legal entity, then any person owning more than 25% must provide the same. These documents must either be handled and copied by a Christie & Co employee, or certified copies be provided.

Contact

No direct approach may be made to the business. For an appointment to view, please contact the vendor's agent:

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Business Agent

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Bristol



Christie Finance is an independent finance broker recommended by Christie & Co. For full information on the finance options available for this business or any other, please call 0344 412 4944.



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