



Premier Express - Darfield Convenience Store

Ref: 5417012

27 Snape Hill Road, Darfield, Barnsley, S73 9JU

Leasehold: £120,000, Annual Rent: £10,000

Weekly sales c. £9,000 ex services

Lock up only

Low rent

Established in the community

Scope to increase turnover

Symbol group branded. Energy Rating TBC



The shop is in an excellent location in a good footfall area and is well fitted out. Prospective new owners will inherit a 'pick up and go' modern convenience retail business which would be a perfect addition to a multiple operator business, or an excellent first time buyer opportunity.



Location

Darfield lies approximately 4.5 miles to the east of Barnsley town centre just off the A635, the main road leading to Doncaster, which is around 12 miles to the east. Darfield is a large village and the Premier Express branded store occupies a central location close to nearby stores including a bakery, Post Office, hair salon, and café.

Internal Details

A well invested store with retail sale area in the region of 650 sq ft, there is a single gondola aisle and perimeter shelving offering a wide range of convenience, top up goods and alcohol. A dual till service area overlooks the store and has a flat screen TV linked to eight CCTV cameras. Notable items of inventory include; three tier Walls ice-cream freezer, 3.4m and 3m open chillers, three door upright freezer, two door upright chiller, internal self-fill ATM, and air conditioning unit.

External Details

The store is pavement fronted with parking bays and ample further free on street parking nearby. At the side of the property is a driveway which leads to a car port with space for two cars and a large external gated storage and bin area.

Fixtures & Fittings

Our client informs us that fixtures and fittings are included, with the exception of any items that are personal to them.

The Opportunity

An opportunity for both existing and first-time owners to acquire a well-run, community focused retail business with established turnover and above average margins. The Premier branding is ideal for the location and demographics and a new owner will be able to quickly benefit from the hard work and focus our client has put in over the last four years.





Tenure

Our client occupies the site as leaseholder with a current passing rent of £10,000 per annum for the whole demise. A new owner may seek to assign our vendors protected position or may seek a new lease whilst acquiring the business.

Business Rates

The business benefits from small business rates relief, confirmation of this should be obtained from the Local Authority.

Regulatory

The appointment of the National Lottery is at the sole discretion of Camelot Plc.

Premises licence.

Trading Information

Full audited accounts and EPoS data will be made available to interested parties after an initial inspection of the site. Our client informs us that current weekly sales are an average of £9,000 per week with c. £2,000 PayPoint sales and c. £3,000 lottery sales weekly. The current weekly wholesale news bill is around £1,000 per week and there is one profitable morning paper round delivered by car. There is an internal self-fill ATM which provides a small commission income and keeps banking charges to a minimum.

Trading Hours

Monday to Sunday: 6am - 10pm



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:

Anthony Meadowcroft

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Leeds



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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