

# FOR SALE

## WHITBY GALLERIES

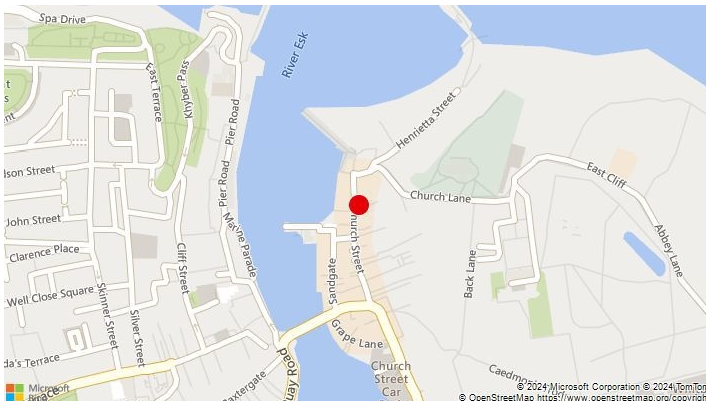
134 CHURCH STREET, WHITBY, YO22 4DE

**Price - £150,000 Offers in the region of  
Business for Sale**

**Business**

### Property Features

- Fantastic opportunity to purchase an established and profitable business
- Located in the heart of Whitby, on one of the busiest streets for visitors to the town
- Property comprises two sales areas, stock rooms, office and staff area
- For sale due to retirement



**Enquiries**

**Barry Crux & Company**  
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## Location

The property lies on Church Street which forms one of Whitby's busiest streets with an eclectic range of mainly independent occupiers which appeal to the large numbers of visitors to the town all year round. The street also forms a route connecting the harbourside with the Abbey ruins which draws good levels of footfall.

## Description

BUSINESS FOR SALE - Whitby Galleries provides a unique opportunity to purchase an established and profitable business located in beautiful coastal town of Whitby.

## Accommodation

134 Church Street  
Ground Floor  
Sales Area of approximately 290 sq.ft. with access to a Store, Office and Kitchenette

First Floor  
Two Stock Rooms and Staff Cloakroom with Shower

Second Floor  
Office, Staff Room and Workshop

Cellar

Store

135 Church Street  
(separately accessed)  
Ground Floor  
Sales Area of approximately 175 sq.ft.



## Services

Mains water, electricity and drainage are connected. Mains gas is connected to the freehold part of the property.

## Trade and Business

The business has been established on Church Street for over 25 years and has developed an excellent range of artwork for customers to purchase. This includes original artwork from various artists, together with prints and giftware. The location of the property is ideal for the business to generate good levels of sales from the many visitors to Whitby throughout the year, together with some local shoppers.

All the sales are currently generated from the shop premises, although there is potential to expand by developing an on-line presence and shopping site.

At the present time, the business is operated by two part-time proprietors, assisted by five members of staff who each work either three or four days a week. The shop opens 7 days a week, with opening hours generally 10am to 5pm in the seasonal spring and summer months and 10am to 4.30pm during winter, with an extra 30 minutes opening on Saturday all year round.

The business is operated through a limited company. However, the sale will be of the goodwill, fixtures and fittings only and not the company shares. Stock will be purchased separately.

Accounting information will be made available to seriously interested parties following a formal inspection of the property.

## Fixtures and Fittings

An inventory of fixtures and fittings to be included within the sale will be prepared in due course. This will include some items of a personal nature.

## Terms

Let by way of a 3 year lease at a rent of £20,000 per annum.

The property freehold is currently under offer, however, a sale of the business on a leasehold basis is still on offer with a guide price of £150,000 plus VAT on terms to be agreed.

## Local Authority

Scarborough

## Business Rates - 2024/25

RATEABLE VALUE RATES PAYABLE

£15,500

The above has been provided for information purposes only. Interested parties are required to make their own enquiries with the local authority business rates department.

## Value Added Tax

VAT is not payable on the purchase price.

## EPC Rating

134 Church Street: D90  
135 Church Street: E104

