



The Plassey Restaurant & Bar, Eyton, Wrexham.

Asking Price £40,000

EXCEPTIONAL MODERN RESTAURANT AND BAR SITUATED WITHIN A PRIME FIVE STAR NORTH WALES LEISURE VENUE. Occupying a prime trading location within a five star leisure and retail complex, this stunning Restaurant and Bar also has the benefit of large function facilities. The venue has undergone a recent programme of stylish refurbishment and is now fully equipped to exacting standards comprising in brief; circa 100 cover restaurant with centrally situated bar with a stylish and traditional theme, fully equipped kitchen and prep together with ancillary prep areas. To the first floor are magnificent function rooms ideal for wedding/large gatherings. Housed within the five star Plassey Leisure and Holiday Park, the Restaurant trades largely unopposed. In all, this is a fantastic opportunity for experienced Operators. Excellent historic trading figures are evident. All serious enquiries are through the Sole Selling Agents Hart & Co 01244 403547.



LOCATION

Situated within the five star Plassey Holiday & Leisure Resort, the Restaurant and Bar trades largely unopposed. Set amidst 250 acres of idyllic countryside within the picturesque Dee Valley, the Park provides luxury lodges, safari tents, static and touring caravan and camping facilities as well as a 9 hole golf course, swimming pool and additional leisure facilities. There is also a traditional Retail Village of which the Restaurant forms the hub. The Plassey Holiday Park has won numerous awards. (www.plassey.com). The site is popular with holiday makers and visitors for 10.5 months of the year. However, the Restaurant, Retail Village and Golf Course are open year round.

DIRECTIONS/SAT NAV

The Plassey
Eyton
Wrexham
LL13 0SP

BUSINESS PROFILE

A very stylish contemporary Restaurant and Bar with additional function room facilities. The Restaurant and Bar services the busy five star Holiday Park which during peak periods has 750-800 visitors in situ. The Restaurant forms the hub of the Holiday Park and Edwardian Retail Village and has become synonymous with those looking for a fully integrated leisure experience within a picturesque five star setting aimed at families/all age groups as well as day visitors to this beautiful facility. Excellent historic trading figures are evident and the Business is fully equipped to exacting standards and is ready to trade (note the Restaurant is currently closed).

PREMISES LICENSING

The premises are fully licensed for Bar/Restaurant and function room facilities. Full details can be made available upon request.

TENURE

The Business is available leasehold by way of a new lease for a period of 15 years with suitable break provisions subject to terms and conditions with an initial rent payable of £40,000 PAX and an ingoing premium/deposit payable of £40,000 payable upon inception of the lease.

PLASSEY RESORT - WEBSITE AND SOCIAL MEDIA

Website: www.plassey.com

Social Media: Instagram/X (Twitter)/Facebook/Youtube.

TRADING ACCOMMODATION

Comprising in brief:-

ENTRANCE

Centrally situated entrance with ladies and gents WC's plus DD access.

MAIN RESTAURANT

Main Restaurant - circa 2,000 sq ft (circa 100 covers in total) with stylish centrally situated bar, casual seating and a mix of booth and casual dining areas. The Restaurant has a very stylish standard of appointment throughout as do the additional public areas/WC's.

MAIN CATERING KITCHEN

Main Catering Kitchen 32'7" x 19'6" overall "L" shaped fully equipped to catering standard. There are large additional prep and ancillary rooms off together with chiller rooms and exterior service space as well as dry store areas.

FIRST FLOOR

To the first floor are two tandem function rooms (approximately 1,350 sq ft). They can be combined to provide a stunning wedding/event facility with vaulted and beamed ceilings, additional storage space.

MANAGERS OFFICE/CELLAR

Situated off the main restaurant are the Manager's Office and cellar all fully equipped and ready to trade.

TRADE, FIXTURES, FITTINGS AND EQUIPMENT

Trade, fixtures, fittings and equipment form part of the retained inventory. Full details can be provided subject to contract.

EXTERNAL

There is a large parking area which forms part of the Retail Village

TRADING ACCOUNTS

Historic trading figures can be made available upon request to the Agents.

VIEWING

Viewing is strictly by appointment through the Sole Selling Agents Hart & Co 01244 403547 or info@hartagents.com.

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

SOUGHTON HOUSE, 2 NICHOLAS STREET MEWS,
CHESTER CH1 2NS.
TELEPHONE: 01244 403 547.

www.hartagents.com