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estate agents



The Home Bakery, 3 Woodlands

The Home Bakery is located on a busy Thorofare in Burnopfield Tyne & Wear, with a parade of shops and small businesses alike. This business generates a good income stream throughout the year and has scope to expand.

The premises for The Home Bakery comes with fully fitted assets of various commercial equipment to run the business and is available on a Leasehold basis with an option to purchase the Freehold.

The Home Bakery holds an impressive 5-star hygiene rating and this is being consistently monitored by the current owner where standards are set very high.

The Home Bakery has a full-time manager who has been with the business for 22 years and three additional staff that work on a part-time basis and have been with the business for 10, 8 and 2 years, respectively.

Asking Price Of £85,000

41 Front Street Whickham Tyne And Wear NE16 4EA Telephone: 0191 4882222

www.suzannegraham.co.uk

KEY INFORMATION

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INTRODUCTION

The Home Bakery is a popular and well-established catering business serving corporate and private clients as well as operating a range of fresh food vending machines.



The business was established in 2003 and has developed into a strong and loyal client base with a repeat and extensive list of high-profile clients which could be expanded even further.

The business enjoys a strong reputation across Tyne & Wear and offers an impressive list of products of catering services for all occasions – these include hot and cold sandwiches all freshly made to order, hot and cold drinks – deserts and much more.

This is a rare opportunity to acquire an already successful and profitable high standard catering business and make it your own or expand your portfolio.

GROWTH OPPORTUNITIES

The Home Bakery offers an already successful and profitable high standard catering business with the opportunity to expand into different areas or keep as is with its loyal and established client base.



VIEWING ARRANGEMENTS

If The Home Bakery is of interest to you and you would like to view or require any further information on this business, all viewings are strictly with the agent Suzanne Graham estate agents – No approach to the owner or their staff of the business.

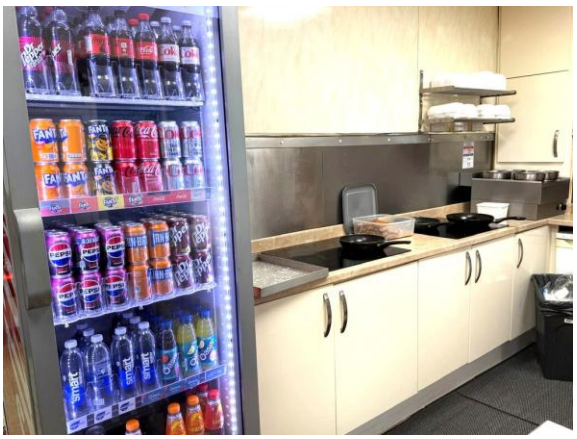
If you would like further information on the accounts or have any specific questions about the lease or the freehold premises, please contact the number on 0191 4882222 or email Lisa@suzannegraham.co.uk



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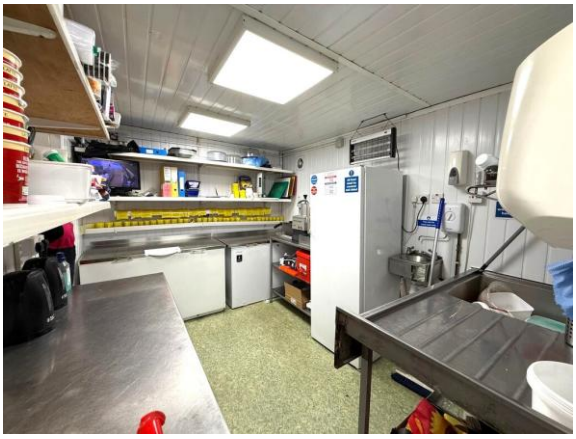
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TERMS AND CONDITIONS

* The particular's do not constitute any part of an offer of contract.
* Any interested purchasers must satisfy themselves through their legal representative before any potential purchase is made.
* Suzanne Graham estate agents do not give any warranty whatsoever in the relation to the condition of the property or any other aspect of the business.

Myself and my team endeavour to make our sales particulars accurate and reliable in line with the Consumer Protection Regulations of 2008 and the Business Protection from Misleading Marketing Regulations 2008. All details have been reported to us via our homeowners in good faith and nothing is deemed to be a statement that the property is in good structural condition or otherwise. Please satisfy yourself that all services, systems, appliances, facilities and equipment are in good working order as they have not been tested by us and we cannot guarantee their operating ability or efficiency; They do not constitute or form part of any offer or contract. All measurements, floor plans, reference to areas and distances are approximate. They are to be taken as a guide to you, a prospective buyer / tenant; They may not be exact, precise or to scale and some of our particulars may well be awaiting vendor approval. It is unlikely that my team and I will have seen sight of the relevant documentation to verify tenure, lease, fixtures and fittings, planning/building regulation consents or build warranty prior to marketing. As an agency we work hard to ensure our service to you is honest, fair and completely transparent. If you were ever to find yourself to be in a situation without satisfactory in-house resolve, rest assured; Suzanne Graham Estate Agents are members of TPOS (The Property Ombudsman Scheme) and follow the TPO Code of Practice, raising standards across our industry. Should you require clarification or further information on any of these points, please contact us; especially if you are traveling some distance to view.

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