

Ref: 4517 - Farquhar Furniture & Design



Earlswood Lake Craft Center
Wood Lane
Earlswood
Solihull
West Midlands
B94 5JH

RARE FURNITURE AND DESIGN BUSINESS - WEST MIDLANDS

Situated in the tranquil village of Earlswood

Advised annual turnover of £35,000

Low overheads and easy to run

Regular and repeat trade

Ideal lifestyle opportunity

Genuine reason for sale

LEASEHOLD



**ASKING PRICE
£34,995 Plus SAV**

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Location

This rare furniture and design business occupies a prime location within a craft centre in the picturesque village of Earlswood, Solihull which is in the West Midlands. The business premises are situated on a small business park, just off a main through road, with complimentary businesses and shops together with many affluent residential properties close by. Earlswood is surrounded by farm and woodland and the Stratford-upon-Avon Canal runs through it. The village is home to Earlswood Lakes Sailing Club, Earlswood Cricket Club and Earlswood Town Football Club. The business is accessed via the A435 connecting to the M42 and beyond. This is a truly tranquil and idyllic location for anyone wishing to take time out in a rural bolthole.

Business History

Online Business Sales are pleased to offer to the market this owner operated furniture and design business which was established by our client in 1998. Only now is the business reluctantly being offered to the market, due our clients desire to concentrate on other business interests. Since the business was established our client has invested time and money in the business and premises to the point where it is in full walk in condition. Currently the business is run at a pace that suits our client's lifestyle meaning there is massive scope for a new hands on owner operator to further develop the business by increasing trading hours, offering online sales and updating the current website which may increase income. Our client informs us that the annual turnover currently runs at £35,000 which is derived from making beautiful bespoke furniture in all styles, in virtually any material, working from designs provided by both commercial and private clients. Our client enjoys a strong reputation within the local community and with commercial businesses throughout the Midlands and as such has a high level of regular and repeat trade. The business enjoys very low overheads with a rent of just £3,600 pa. The business is easy to run and is currently owner operated; our client is happy to provide training during the transition period. This is a superb opportunity to purchase a premium business in a truly tranquil and idyllic location and as such early viewing is strongly recommended to appreciate the location and potential of the business.

Financial Profile

Turnover: £35,000pa
Stock: (Approximately) £2,000

Tenure

We are advised leasehold
Original length: 5 years
Rolling lease
Review: 3 years
Rent: £3,600

Opening hours

To be confirmed

Accommodation

The business is located within a craft centre and the accommodation consists of a workshop area and a storage area.

EXTERNAL
Private parking
Roadside parking

Enquire

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IMPORTANT NOTES: These particulars do not constitute an offer neither should they be relied upon as statements or representations of fact or warranties of any kind. All interested parties must satisfy themselves by investigation, prior inspection and/or formal entry before contact with their solicitor. Neither we nor our principals accept any responsibility whatever in respect of these particulars which are simply offered as a general indication to persons who may be interested.

Viewings and negotiations are to be conducted **STRICTLY** through **Online Business Sales Limited**. No direct approach is to be made to the business under any circumstances

