

Riverview

Birkenhead, CH41 5DQ

AGREEMENT TYPE

Five Year Agreement

FACILITIES



£10,000

CALL 01244 321 171 FOR MORE DETAILS

DESCRIPTION

The River View is located in Birkenhead, a town located in Merseyside overlooking the River Mersey and over to Liverpool. Bus services using the bus station operate around the town of Birkenhead, throughout the Wirral, and to the nearby city of Liverpool via the Queensway Tunnel. The major underground train station is Hamilton Square and is linked to the 'Liverpool Loop' of the Wirral Line. The pub is surrounded by many offices and is approximately a 15 minute walk into the town centre.

Pub Layout

The pub is open plan with a central bar servery. On entering, you enter into the bar where the regulars like to sit. To the left of the pub is a lounge with a seating area for up to 30 covers. This area also hosts the pool table and has access to the ladies and gents toilets. To the right of the pub is a raised area with additional seating however the pub can accommodate up to 50 covers at one time. The fully equipped catering kitchen is located behind the bar servery. The pub is in excellent condition throughout.

ACCOMMODATION

Private Accommodation

The private accommodation is located on the first floor and consists of three bedrooms, lounge, kitchen and bathroom all in excellent order.

BDM VISION

There is a massive scope to develop several angles of trade here such as pub teams, food and cask ale, targeting local residents, keeping the regulars happy but also enticing new clientele into the pub and also by offering a jam packed entertainment offer. We are looking for licensees who have catering experience and will live in and work in the pub to really get to know the business and the community.

TRADING STYLE

The River View is well known for its Sunday lunches. Food is a key driver in this business and is served Monday through to Sunday. The pub currently offers disco and karaoke on Friday evenings as well as occasional singers at the weekends. Functions are also popular and the pub can cater for birthdays, funerals, christenings etc.

FINANCIAL

Annual Rent: £15,500

Security Deposit: £5,000

Working Capital: £2,500

Stock: £2,500

Fixtures and Fittings: Upon Valuation

(funding options available for the right licensee)

Tie: All drinks categories are tied.

For fully funded licensees on long term agreements, we offer free-of-tie options for certain drinks categories in exchange for an annual fee.