admiral
TAVERNS

CLOCK, LIVERPOOL

LIVERPOOL, L4 4AH

AGREEMENT TYPE:
LONG TERM AGREEMENT (5 YEAR TENANCY)

YOUR INVESTMENT:
£4,000

CALL **01244 321 171** FOR MORE DETAILS

DESCRIPTION

The Clock is a prominent wet led pub on the corner of Walton Road and Bradewell Street, it is a popular and well known pub in the local area. Walton is a neighbourhood north of central Liverpool, east of Bootle. It's largely residential and has a diverse population, with an abundance of terraced housing located behind the pub. Locally there are a number of shops and amenities close by including shops, and eateries. It is well connected by road and public transport. Major roads (like the A59, Walton Road itself) link Walton to Liverpool city centre and there are plenty of buses in and out of the city.

Pub Layout

The pub has a central bar servery that services both the lounge and snug area. The lounge has a mix of fixed and loose seating with a darts oche located centrally, there is also a juke box and games machine located in the lounge and passageway leading to the snug, here you will also find some limited seating. The snug is partially carpeted with loose seating and wood burner, it is located to the back of the pub along with access to the ladies and gents toilets. The pub is in good condition and is ready for its next licensee to step in and make it their own.

TRADING STYLE

The Clock is a true Liverpool local. A wet-led, friendly, down-to-earth pub where community comes first. Known for its warm welcome and familiar faces, The Clock offers a relaxed setting to enjoy a well-kept pint, catch up with friends, or unwind after the match. The atmosphere is unpretentious and lively, with a focus on good conversation, great value drinks, and dependable service. Whether you're a regular or just dropping in for the first time, The Clock feels like home. A classic community pub at the heart of Walton Road.

ACCOMODATION

Private Accommodation
There is no private accommodation.

FINANCIAL

Weekly Rent: £259.62
Estimated Annual Turnover*: £262,212
Re-opening package

- Starting rent
  - 6 weeks at £1 per week (net)
  - 6 weeks at £130 per week (net)
- £500 towards marketing support available
- £1000 towards first trade order

Security Deposit: £1,000
Working Capital: £2,000
Stock: £1,000
Fixtures and Fittings: To be confirmed upon valuation – funding options may be 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.
For a breakdown on financial information, please refer to the 'Additional Info' tab.

Sports Teams

Email: recruitment@admiraltaverns.co.uk
admiraltaverns.co.uk

admiraltaverns admiral_taverns

BDM VISION

The Clock should be a well-presented and well-managed pub that feels safe, friendly and welcoming to all. The ingoing licensee will ensure consistency, from quality cellar management and prompt service to maintaining an inviting, well-kept interior. They will building a strong rhythm of week factoring in live sport, karaoke, quiz nights and charity fundraisers, all of which will help strengthen community ties and keep the pub lively throughout the week.
The ideal licensee will be someone who understands what it takes to run a great community pub and is proud to be at the centre of local life. The right person will combine strong people skills with solid operational know-how, keeping standards high while developing a warm, familiar atmosphere.

Sports Teams