Coach & Horses. B71 - 1JQ

**Icons**

Sports teams

Parking

Beer garden

Sports teams

Function room

**Description**

The Coach & horses is situated in the densely populated area of West Bromwich. The pub sits right at the heart of the community overlooking a communal green with lots of passing trade from the surrounding housing estates. The plot is spacious with great parking and due to its size the pub is highly visible. Admiral Taverns would look to invest in this pub with the right operator on a long term agreement

**Pub Layout**

The Coach & Horses has two distinctive trading areas which is separated by the ladies, gents and disabled toilets. The front main bar area has a relaxed feel with both fixed and loose seating. There is a pool table & darts board which are used regularly by the locals. The bar is well stocked with a good mid range offer. To the rear there is a sperate function room which can easily hold 65 plus people -this also has a bar which can be serviced through the main bar. Externally there is a grassed enclosed garden although some locals enjoy watching the world go by on the front benches.

**Private accommodation**

The private accommodation comprises two bedroom, bathroom, sitting room & kitchen

**Trading Style**

The Coach & Horses is a well-supported community local, there is a strong sport following with both darts and pool teams, televised sports brings an additional income stream with Sky and BT Sports having then potential to drive additional footfall. During the weekends, the pub comes alive with a strong entertainment programme such as discos and live music. Whilst there is no compliant kitchen, a small back bar food ordering such as pizzas and pies would be highly recommended. The function room is underutilised and with good marketing would be a welcome addition to the pub.

**BDM Vision**

I am looking for an individual or couple who will be sociable, engaging and have the skill set to integrate with the local community, who will be willing to keep the existing loyal customers along with potentially repositioning the offer slightly to invite new clientele. A heavy emphasis on community events and sports is essential to continue to drive trade in this pub, with the ability to develop & deliver a strong marketing and entertainment plan with the willingness to support the sports teams throughout the whole week. Admiral Taverns would look to invest in this pub with the right operator on a long term agreement