admiral
TAVERNS



GOLDEN LION, FAREHAM

FAREHAM, PO16 7AE

AGREEMENT TYPE:
LONG TERM AGREEMENT (5 YEAR TENANCY)

YOUR INVESTMENT:
£12,500

CALL **01244 321 171** FOR MORE DETAILS

DESCRIPTION

The Golden Lion is located at the top of the old High Street in Fareham town centre, ideally located close to shops, offices and the recently re-developed theatre, the Ferneham Hall. Fareham is a market town at the north-west tip of Portsmouth Harbour, between the cities of Portsmouth and Southampton in south east Hampshire.

Pub Layout

Inside, the pub features a spacious bar that serves both the main public area and a quieter, adjacent seating section. The recently refurbished toilets add to the comfort and convenience. The pub also offers ample amenities, including a car park with space for around 10 vehicles, a large secluded garden and a covered paved patio area.

TRADING STYLE

The Golden Lion trades as a cosy traditional pub with a relaxed atmosphere, homemade food and great ales. Its attracts custom from the local area and visitors to Fareham town centre. The pub at present hosts weekly quiz nights.

ACCOMODATION

Private Accommodation

The private accommodation consists of a large living room, kitchen, bathroom and three bedrooms.

FINANCIAL

Weekly Rent:£572.12
Security Deposit: £7,500
Working Capital: £2,500
Stock: £2,500
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.

BDM VISION

The Golden Lion presents a fantastic opportunity to build on an already thriving business. There is significant potential to expand the food offering, to accompany the highly popular real ales. Introducing additional weekly events, alongside the existing quiz nights, would further enhance the Golden Lion's appeal.

3+ Private Bedrooms | Beer Garden | Car Park | Cask Ale | Kitchen

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