



## LOOM & SHUTTLE, KIDDERMINSTER:

149 Stourport Road, Hawkind, Kidderminster DY11 7BW

The Loom & Shuttle is situated in a prominent main road location between Kidderminster and Stourport. The site has recently undergone a refurbishment which has been completed to a high standard. This pub appeals to both local drinkers and diners, and is well known for its 7 day value carvery and menu. The interior is open plan with zoned areas and outside there is a large grassed area and two patios.

This exceptional opportunity requires an experienced couple with a desire to run a wet led community site with a strong food offering. Ideally the applicant will have food experience and the confidence to be involved in the kitchen. Strong business skills, energy and passion as well as the desire to deliver exceptional service standards are key. Whilst the pub is trading well there is an opportunity to build the trade further and the ideal applicant will have a clear vision and desire on how this will be achieved.

### Trading area and facilities -

Refurbishment planned:	No	No. of bars:	1
Dining room:	Yes	No. of food covers:	65
Catering kitchen:	Yes	Customer carpark:	Yes
Beer garden/patio:	Yes	Function room:	No
Live sports:	No	Pub games:	Yes
No. of letting rooms:	None		

### Private accommodation -

No. of double bedrooms:	2	No. of single bedrooms:	1
No. of reception rooms:	1	No. of private bathrooms:	1
Private kitchen:	Yes	Office:	Yes

### The financials -

Estimated weekly sales:	£11,000	Sales mix:	70:30 wet/dry
Retailer fee:	25%	Security deposit:	£5,000
Legal fees:	£360	Working capital required:	£640
Total ingoing costs:	£6,000		

