



4 Brooklyn Chambers
Worthing, BN11 5QR
Asking price £25,000

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James and James Commercial are delighted to offer this family run business For Sale.

The family starting their business in 1984 in Worthing with this Barbers being established in 2008. The property is located in the busy location of Goring-by-Sea and is on the market for a premium of £25,000 for the fixtures, fittings and goodwill. New Lease terms to be agreed at a rental of £12,000pa.

The property comprises of a main shop area which is approximately 400 sq ft, there is a separate small office/storage room and a kitchen and WC located to the rear of the shop.

The Barbers currently rents out two of the four chairs within the premises bringing in approximately £20,000pa.

EPC – An EPC Report is available for all interested parties to view upon request.

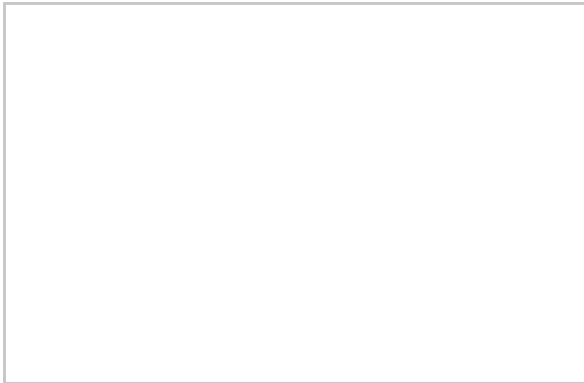
Business Rates – Interested Parties should contact the local council to confirm the rates payable and if they are eligible for any small business rates relief.

Legal Fees – Each party to bear their own legal costs.

Area Map



Floor Plan



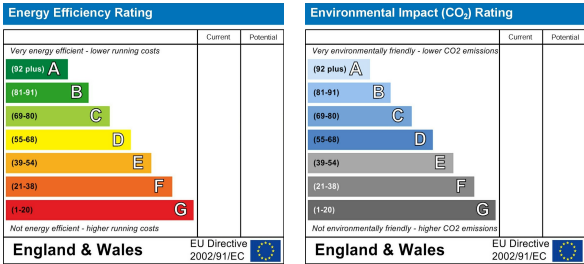
Main Shop area
25 x 15 (7.62m x 4.57m)

Office
7 x 5 (2.13m x 1.52m)

Kitchen
11 x 5 (3.35m x 1.52m)

WC
10 x3 (3.05m x0.91m)

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.