

# FOR SALE

## ABBHEY VIEW SALON

7A ABBEY YARD, SELBY, YO8 4PS

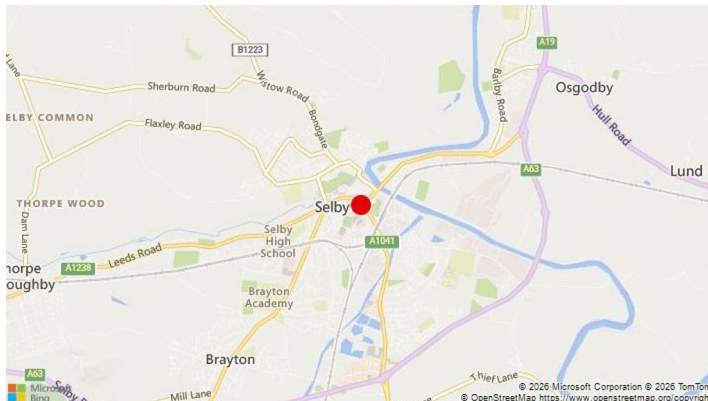
BARRY  
CRUX 

## Business

**Price - £110,000 Leasehold Business for sale**  
For the Freehold and Fully Equipped Business

### Property Features

- Well-established, independent hair salon
- Strong local reputation and repeat customer base
- Well-positioned town centre location close to parking
- Well-fitted and maintained facilities



**Enquiries**

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## Location

The business is situated in the centre of the town of Selby, close to the main high street and retail areas. Selby has a population of just over 17,000 within the town itself and a number of surrounding villages.

## Description

A long-established hair salon with long standing regular repeat customer base. The business generates solid and consistent levels of turnover and profit on an annual basis. More detailed accounting information will be provided to prospective purchasers after viewing the business.

Our client is now looking to sell, retiring after 37 years of trade, 17 of which have been from this site, previously trading from the upper floors next door. This presents an ideal opportunity for a new owner to take over an already established business with a strong customer base and look to grow the trade.

The premises are in great condition inside and out, so a new owner would not need to invest a great deal in the business, beyond re-branding.

## Accommodation

The property comprises a mid-terrace single-storey property. Accessed via a door to the front, this leads through into the main salon. This is fitted in a very modern and contemporary style with white tiled flooring. The décor is bright, and with the large floor to ceiling windows, it gives the salon a light and airy feel.

There is a small reception desk, four mirrored stations and three basins but with ample spare capacity.

Ancillary space is set to the rear of the premises and includes a disabled toilet which is used for both staff and customers. There is also a staff kitchen.

## Services

We are advised that mains gas, electric, water and drainage are connected to the property. Interested parties are advised to make their own independent enquiries.

## Fixtures and Fittings

All fixtures and fittings will be included. A detailed inventory will be provided upon receipt of an acceptable offer.

## Terms

Freehold

## Local Authority

North Yorkshire

## Business Rates

RATEABLE VALUE RATES PAYABLE

£5,700

This information has been obtained from the Valuation Office website and has been provided for information purposes only.

## Costs

Each party will be responsible for its own legal costs in connection with the sale.

## EPC Rating

The property's energy rating is C70

