

The Raddle Inn & Log Cabins, Staffordshire

11215



CHARACTER INN & RESTAURANT,
ACCOMMODATION & LEISURE,
STUNNING LOCATION. 1 ACRE SITE,
SALES £1 MILLION P.A., NET PROFITS
£130K, GREAT OUTSIDE AREAS, IDEAL
SHORT STAY, WEDDINGS & EVENTS
VENUE



The Raddle Inn & Log Cabins, Quarry Bank,
Hollington, Staffordshire, ST10 4HQ

GUIDE PRICE £925,000
FREEHOLD

LOCATION

Set amidst the stunning Staffordshire Derbyshire border countryside with truly breathtaking views. 5 miles from Alton Towers, 6 miles north of Uttoxeter.

VIEWING ARRANGEMENTS

Strictly by appointment only via Davey Co, email sales@daveyco.com, call 0333 200 8788 or via the web at daveyco.com.

NOTTINGHAM | OXFORD | LEEDS

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TOP 50 GASTROPUBS



THE BUSINESS

Owned and operated by our client for some 30 years, this exceptional country inn, restaurant and log cabin business in the perfect staycation, weddings, events and destination pub restaurant venue situated in stunning countryside with breathtaking rural views and yet within a 10 minute drive of Alton Towers theme park. Rounded business offer with depth and genuinely serious further growth potential. 6 self contained log cabins, some with hot tubs, 100+ dining, charming lounge bar, fantastic terrace and gardens.

THE PREMISES & TRADING FACILITIES

Occupying a site area of around 1 acre the extensive trading premises offer characterful, heavily beamed lounge bar areas, restaurant, private dining room and conservatory dining in all for 100+, 6 detached self contained log cabins 4 with hot tubs, extensive terrace and gardens with stunning views. Fully equipped commercial, catering kitchen and well appointed ancillary facilities. 5 room private accommodation offering scope for letting bedrooms. 2 car parks. Further land available subject to negotiation.

TRADING INFORMATION

We are advised the net sales for the year ended June 2025 were £1,008,947 excluding VAT, from which a gross profit of £705,934 (70%) was achieved. An adjusted net profit of around £130,000 has been calculated for the year. Accounts will be made available to genuinely interested parties who have viewed the business

OWNERS ACCOMMODATION

Situated on the first floor comprising 5 rooms, one of which has en-suite facilities, plus a kitchen and family bathroom.

TRADE FIXTURES & FITTINGS

We are advised the fixtures and fittings are substantially free of loan, hire purchase and lease agreements.

TENURE

Freehold

VAT

All matters relating to VAT are reserved and VAT is payable if and where appropriate at the standard rate.

GUIDE PRICE

Offers are sought in the region of £925,000 for the freehold premises, the goodwill of the business and trade fixtures and fittings. Stock to be purchased separately at valuation.

REFUNDABLE DEPOSITS

Our policy is for the buyer to lodge a preliminary, fully refundable deposit as an act of good faith, commitment and ability to proceed. In the unlikely event of the sale not proceeding to exchange of contracts for any reason we will refund the deposit on request.

MONEY LAUNDERING

As with all business agents, Davey Co is subject to the Money Laundering Regulations 2007. This means that we have to obtain and hold identification and proof of address for all buyers.



These particulars are drafted for guide purposes only and cannot be relied upon for their accuracy. Our clients have provided the trading information given.