



BUSINESS APPRAISAL FORM

Business Appraisal

Name of the Business
KILLICRAWK'S VISION CENTRE
Contact Name
SALLY TODD
Telephone Number
07788581805

Email Address

Type of Business
CARP
Website
KILLICRAWK'S CARP

Package Agreed

YES NO
Non-Contract Meeting ☒ ☐
Attendees Names:
Fully Confidential ☒ ☐
4 Page Prestige ☒ ☐
6 Page Prestige ☒ ☐
Corporate Sales Process ☒ ☐
Professional Photography ☒ ☐

Information Required

Contract Done ☒
ID Done ☒
Photographs Done ☒
Write Up Done ☒
Last 3 Years Accounts Done ☒

Non-Contract Meeting
Attendees Names:

Reason for Sale (Anticipated Timescale)
OTHER BUSINESS.

Trading Hours and Patterns
10-5-7 DAYS

Competition

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Financial Information

	Y/E (€)	Y/E (€)	Y/E (€)	ADVISED/PROJECTED
TURNOVER	24			
GROSS PROFIT	220,127			
NET PROFIT				

1.				
2.				
3.				
4.				
5.				
6.				
7.				
8.				
9.				
ADJUSTED EBIT				
1.				
2.				
3.				
ADJUSTED EBITDA				

ACCOUNTS SEEN ☒ VERBAL FIGURES GIVEN ☐ Vendors Signature

Fixed/Major Assets

ie. freehold etc.

Notes

Who is the property owned by? ☐ Freehold ☒ Leasehold ☐ Long Leasehold

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Financial Information - continued

FREEHOLD		SHORT LEASEHOLD		LONG LEASEHOLD		RATABLE VALUE		LANDLORD ADDRESS	
When Last Valued	Original Length Remaining	Yrs	Yrs	Residue	Yrs	PA	V Will Grant Own Lease for	Yrs/ Negotiable	
Next/Last Review	Yrs	Yrs	Yrs	Grid/Chief Rent	PA	PA	Non-Domestic Rates Payable	Proposed Rent	PA
£ 3,000		PAX	£			£			PAX

Break Clauses?

Instructed Asking Price

Vendors Asking Price

01. Has the Business or any part been valued previously?

If so when and how much and who valued it?

☐ YES ☒ NO

02. Is the Business or has the Business been on the market?

If so when and who with?

☐ YES ☒ NO

03. Does the Vendor have any expectations on price? £299,500

If so what price does the vendor aspire to achieve? £050K

☒ YES ☐ NO

04. Multiples Quoted.

Businesses can be sold using a multiple of adjusted EBIT, adjusted EBITDA, or, depending on the sector, an alternative mechanism of profitability which is agreed upon between the buyer and the seller.

Notes

THE CLIENT IS LOOKING TO ADVISES £299,500, THEREFORE WE HAVE ADVISED A SINKER PRICE IN-LINE WITH THEIR EXPECTATIONS.

When was the Business established? 05/01/25

Length of current Ownership 2021.

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Childcare

Capacity	Occupancy	%
OFSTED	FEES	
Date Inspected	Full Time Fee	
Rating	Other Fees Charged	

Which Local Authority is Used?

Healthcare

Registered for?

Types of Care Offered	No. of Bedrooms	No. of En-suite	Wet Room?	☐ YES ☐ NO
Fees				
% Split Private/Local Authority				

Corporate

Breakdown of Services

1.	
2.	
3.	
4.	
5.	
6.	

Clients - with the percentage of income and if there any contracts in place (with details of length, value etc)

1.	
2.	
3.	
4.	
5.	
6.	

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Meeting Information

The Meeting with the clients took place at:

- ☒ Business Premises
- ☐ Clients home address
- ☐ Other - please specify

Vendors Declaration

I/we being the vendor of the business acknowledge that all of the information provided by me/us, and detailed in pages 1 to 5 inclusive of this document, are correct and complete in every respect.

Signed

[Signature]

Date

16/9/24

ADDITIONAL NOTES

- * INVESTED ~~FROM~~ IN PROFIT LAST 3 YEARS *
- * COMMERCIAL KITCHEN / CATERING ROOM
- * SEATING 1000S 60 } NEW JARRETT CHAIRS
- * 11 EXTERNAL 40 }
- * FULL RE-PAINT
- * GIFT SHOP AS WELL.
- * SET OF CUSTOMER TOILET.
- * LARGE TRUST CAR PARK. (WITH 4 EV'S).
- * MAMMA INST SIGS.
- * DETACHED BUILDING.
- * CCTV.

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ADDITIONAL NOTES CONTINUED

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