



- Over 80 years successful trading
- Turnover for YE 2019 of £849,100
- On-site bakery
- Four-bedroom owner's accommodation

Nicoll's Rosebank Bakery

Dundee

58-64 Byron Street,
Dundee,
Angus,
DD3 6EP

OFFERS INVITED

Ref: 48262
Freehold

Description

Nicoll's Rosebank Bakery is located in the City of Discovery Dundee, in the North East of Scotland, where it was founded in 1946 and continued in the same family until present day. It is only due to a well deserved planned retirement that this opportunity is available.

This is a traditional bakery with a modern unit to the rear of the large retail shop which offers a range of pastries and individual cakes.

They are well known for their celebration cakes for weddings, birthdays etc, as well as supplying corporate companies such as Dundee United football club.

They also offer a hot and cold food menu which can be for used for takeaway or they can utilise a seating area for up to 8 covers.

The business has also added some convenience dry goods and chilled products as well as newspapers and cigarettes/tobacco.

There is great potential for the business to grow its current impressive turnover of £849,100 by increasing the social media awareness and website coverage.

This is overall a substantial detached building which also includes a large 4 bedroom flat above the shop, which is in need of renovation but could be a great family home or could gain a further revenue for the business by renting out.

Sales

Currently shop sales average £849,100 per annum.

Accounts

Current records and accounts can be inspected when viewing.

Trading Hours

Monday – Saturday	07:30 – 16:00
Sunday	08:00 – 13:00



Staff

Managed by the owners with 12 full time and 10 part time staff.

Building Internal

On entry to the shop you have a choice of two sales counters, one which has a cabinet with a display of cakes and pastries.

The other is the takeaway counter with an excellent breakfast menu with also a great choice of hot and cold food and drinks. There is also a seating area with a couple of tables with up to 8 covers. Beyond the sales counters is a staff room area with staff toilets for the retail staff.

With direct access from the shop you have the modern bakery with 2 x pie machines, 2 walk in chill rooms, a walk in freezer, a free standing freezer and various other machines required to run this substantial business, along with 2 delivery vans also included in the sale.

Building External

Nicoll's Rosebank Bakery is a substantial detached building with a couple of flat roof extensions added over the years. It is spread over two floors with the ground floor being the retail units with full glass frontage to the busy road side and the bakery with 2 roller shutter doors for deliveries to side. On the second floor is the owner's accommodation which is in need of a substantial renovation but could be a very large family residence.

Residential accommodation

4 bedroom property comprising of 4 bedrooms, family bathroom, lounge and office.

Tenure

We are advised that the property is freehold.

Summary

Bruce & Co are proud to bring to market this well established family business for over 80 years with an excellent reputation. We are expecting a high level of interest, so we do recommend an early viewing to avoid disappointment.





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