



BUSINESS APPRAISAL FORM

Business Appraisal

Name of the Business

CC STONES LTD.

Contact Name NANCY CHANT

Telephone Number 07808156628

Email Address

NANCYCHANT@191100.COM

Type of Business Post Office

Website N/A

Package Agreed

NOV YES NO
Confidential ☒ ☐
Fully Confidential ☐ ☒
4 Page Prestige ☒ ☐
6 Page Prestige ☐ ☒
Corporate Sales Process ☐ ☒
Professional Photography ☐ ☒

Information Required

Contract DONS
IVC DONS
ID DONS
Photographs CUSTOMER TO EMAIL
Write Up WLC DONS IN 5 WORKING DAYS
Last 3 Years Accounts TO DS EMAIL

Non-Contract Meeting
Attendee Names:

Reason for Sale (Anticipated Timescale)

RETIREDMENT

Trading Hours and Patterns

M-F 9.00-5.30
S-S 9.00-1.00
SU-CLOSSED

Competition

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Financial Information

TURNOVER

V/E (1) 100,000

GROSS PROFIT

NET PROFIT

1. Commission for Post Office

72,000.

2. Post Office

3.

4.

5.

6.

7.

8.

9.

ADJUSTED EBIT

1.

2.

3.

ADJUSTED EBITDA

REQUESTED/RECEIVED

REQUESTED/RECEIVED

REQUESTED/RECEIVED

ACCOUNTS SEEN ☐

VERBAL FIGURES GIVEN ☒

Vendors Signature Nancy Chant

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	
	Orig Length Remaining	Yrs	Residue	Yrs	PA	V Will Grant Own Lease for Yrs/ Negotiable	PA	Proposed Rent
When Last Valued	Review	Yrs	Grid/Chair Rent	PA	Non-Domestic Rates Payable	PA	PA	PA
Next/Last Review	£ 11,000.	PAX	£	PA	£	PA	£	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? £129,950
If so what price does the vendor aspire to achieve? £000 TH15

☐ 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 COOKING TO PURCHASE £129,950 THOUSANDS AND HAS ADVISED A TARGET PRICE INCLUDES WITH TH15 ON GARYGARS.

When was the Business established? 1986.
Length of current Ownership 1986.

Years Months
Years Months

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Childcare

Capacity	Occupancy
OFSTED	FEE
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?
Fees			☐ YES ☐ NO
% 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

Nancy Chund

Date *2.8.2024*

ADDITIONAL NOTES

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ADDITIONAL NOTES CONTINUED

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