

**STEAM EQUIPMENT MAINTENANCE
ENGINEERS
NOTTINGHAMSHIRE
REF: 9232 NG**



**ASKING PRICE:
LEASEHOLD: £350,000 + SAV**

LOCATION

Our customer's steam equipment maintenance engineering business is conveniently located in a highly residential area, in a town on the Nottinghamshire/Derbyshire border. Lying, as it does, just off a major trunk road to the M1 motorway is soon reached which is a great benefit in reaching some of its customer base.

THE BUSINESS:

Advent Business Sales are pleased to offer to the market this extremely well established steam equipment maintenance engineering business, which has been trading successfully for the past 25 years.

The current vendor has been in constant ownership since its inception and is reluctantly selling due to retirement plans, but offers the opportunity of negotiating a hand over period of no more than 6 months.

The company are general engineers specialising in over hauling steam equipment including repair of boilers and prep for annual inspections. They can fit new parts or refurbish existing parts including pumps and valves, they can also manufacture one off parts where these items have been long redundant and therefore not available. They can also provide new complete systems if needed.

They do regular servicing for at least 24 large companies and hospital groups who have a multiple of steam units to be attended to and do not restrict their activities to just the Midlands.

For boiler work they have fitted out a good sized trailer that is easily towed to site and contains such items as boiler cleaning equipment and test pump to re pressure boilers for safety checks.

The company comes equipped with 3 vans to facilitate onsite working.

The bulk of the building contains heavy to medium drilling and lathe machinery, as well as associated equipment for refurbishment and one of manufactured parts. With a well equipped front office suite, the business is well equipped for purpose and well laid out.

The owner admits that in recent years he has been allowing the business to cruise but says that there is an enormous amount of work available for someone who is willing to push the company forward, a person with an engineering background but with sales flair would be ideal for carrying the business to the next level.

The business is staffed by 6 full time employees.

We are advised that stock at cost is approximately £10,000+

REF: 9232NG



TRADING HOURS:

Mon – Fri: 8am – 4.30pm
(7 days if needed – dependant on call outs)

FINANCIAL INFORMATION:

We have been advised by the vendor of the following:

Annual sales: £544,806
Gross Profit: 37.34%

Accounts will be made available to interested parties after a viewing has taken place.

Please let us know if you require finance for the purchase of a business.



BUSINESS PREMISES:

The workshop is approximately 230 sq mtrs with a front office block of 71.5 sq mtrs. It is a single storey building sitting on a site of approx 2,500 sq ft and briefly consists of:

Ground Floor

- Front of building forms an 'L' shape with office block on right hand side
- At front is good sized car/van parking space
- Drive way extends down the side of the building on both left and right hand sides. To left is a garage
- At back of building is land nearly equal to the size of the workshop
- Inside office area is the owners room to left and 2 general offices to rear – fully fitted out with networked computer systems.
- Works office
- Work reception and exit to left hand doors
- General machine shop and welding, separate pressure test room to 200 bar and a shot blast room
- General stores
- Canteen
- w/c and wash up area

Equipment M/C Shop

- Automatic rota blast
- Cabinet blaster
- Grinder
- Pillar drill
- Gas/arc/mig/tig welding equipment
- 50 tonne press
- 3 threading machines
- Compressor
- Hoist
- Ajax 3 mtr centre lathe 24" swing
- Kearns horizontal borer (digital read out)
- Colchester mascot 1600 lathe (digital read out)
- 2 x SN40C TOS centre lathes
- Ajax radial arm drill
- AC mill3 top mil (digital read out)
- Tool room borer, wire brush wheel
- Finishing machine
- Trolleys and fork lifts

External

- Paved to roadway



TENURE: Freehold or
Leasehold
Original lease: 3 years
Remaining lease: 3 years
Review every: 3 years
Rent: £12,000 - £18,000
negotiable

We are advised that the annual business rates
are currently: £3078.40

VIEWING:

Please DO NOT approach the business or its
employees without a prior appointment.
All appointments are to be made via our office.