

INDEPENDENT COMMERCIAL VEHICLE REPAIR SPECIALIST  
**BUSINESS FOR SALE**

**SNELLER**  
COMMERCIAL  
CHARTERED SURVEYORS

**207/209 WORTON ROAD, ISLEWORTH, MIDDLESEX TW7 6EJ**

Net Internal Area: 1,043 sq. m (11,228 sq. ft)



These particulars are intended to give a fair description but their accuracy isn't guaranteed & they do not constitute an offer or a contract. All statements contained in these particulars are made without responsibility on our part or on the part of the vendor & any intending tenant or purchaser must satisfy themselves as to their correctness. All prices / rents are quoted exclusive of VAT where applicable.

## LOCATION

The business is situated on an established industrial estate on the south side of Worton Road close to Isleworth town centre.

Located with excellent vehicular access to the Great West Road linking to the M4 to the North East and M3/M25 to the Southwest.

## DESCRIPTION

The business which has been operating for over 28 years provides a comprehensive service to a loyal client base. An analysis of revenue indicates that a high percentage of the client base are repeat customers.

They offer complete maintenance packages for all types of motor vehicles, everything from a fully managed fleet maintenance programme to a single repair. Currently operating 7 days a week to minimise vehicle downtime.

The business has 4 full time employees. There are 3 technicians plus a General Manager who oversees the day to day running of the operation. They also employ a part time bookkeeper.

Selling due to retirement although hand over period negotiable.

## PREMISES

The workshop area measures 9,500 sq. ft approx. and incorporates 13 separate bays, with 4.6 metre loading doors. In addition, there is a raised mezzanine, customer reception area, offices, kitchen, staff room and toilet facilities. The building incorporates all the necessary fitted equipment to enable the garage to operate efficiently as an MOT and servicing centre

## LEASE

Current Lease expires 27 September 2025 at the passing rent of £145,000 exclusive.

## BUSINESS RATES

2017 Rateable Value: £70,500

2023 Rateable Value: £85,500

We recommend contacting the London Borough of Richmond Upon Thames to confirm.

## ENERGY PERFORMANCE RATING

Energy Rating: C (61). A copy of the certificate is available upon request.

## ASKING PRICE:

Offers Invited

## NET PROFIT:

£440,826

## TURNOVER:

£1,034,509

## VIEWING

Strictly by appointment through Sole Agents.

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