

BUSINESS FOR SALE

BEAUTY CLINIC



BUSINESS TRANSFER



AMANDA ATTWOOD BEAUTY CLINIC

2 STONEMASONS COURT, PARCHMENT STREET, WINCHESTER, HAMPSHIRE SO23 8AT

SUMMARY >

- LONG STANDING BUSINESS
- STRONG LOCAL REPUTATION
- NEW LEASE AVAILABLE
- CENTRAL LOCATION ADJACENT TO WINCHESTER HIGH STREET



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Location

The business is situated in Stonemasons Court in Winchester, just off Parchment Street and is located a short walk from Winchester High Street. Parchment Street and Stonemasons Court is a popular street for retailers, with a range of boutique shops, salons and jewellers.

Winchester is a popular, attractive and affluent Cathedral City and County town, which benefits from excellent communication links adjacent to Junctions 9, 10 and 11 of the M3, connecting with the A34 and A31. It is the base for Hampshire County Council and Winchester City Council which combined have a significant workforce. The city is also a very popular tourist destination due to the famous cathedral and the historic central area. Winchester University also draws a significant number of students and visitors to the City.

Accommodation

The subject unit is self-contained, with a staircase past the front door leading to the first-floor beauty clinic. The premises benefits from three partitioned treatment rooms, kitchen point, WC facilities and a storage cupboard.

Description

Amanda Attwood Beauty Clinic is a long standing and reputable beauty business that has been trading in the heart of Winchester since 1984.

The subject business specialises in beauty treatments to include facial, nails, eyebrow/eyelash, waxing and massage treatments.

This is a rare opportunity to acquire a popular beauty based business with a significant successful trading history that is only available due to the owner retiring.

Rateable Value

£5,300 at the Uniform Business Rate of 49.9p in the £ for 2025/26. For the year 2025/26 small businesses with a rateable value up to £12,000 will receive 100% rates relief. Information taken from the Valuation Office Agency website.

Trading & Business

The business owner has informed us that they currently operate during the following hours:

Days of Week	Open Hours
Monday	Closed
Tuesday	09:00 - 17:30
Wednesday	09:00 - 18:00
Thursday	09:00 - 19:00
Friday	09:00 - 18:00
Saturday	09:00 - 15:30
Sunday	Closed

There is scope for trading hours to be extended.

A copy of the trading accounts can be made available to seriously interested parties.

Tenure

LEASEHOLD. A new lease is to be agreed with the eventual prospective purchaser as part of this transaction.

Price

£60,000 excluding VAT to include goodwill, fixtures, and fittings. Equipment can be purchased by way of a separate agreement if required.

Viewing

Strictly by prior appointment through the agents Goadsby, through whom all negotiations must be conducted.

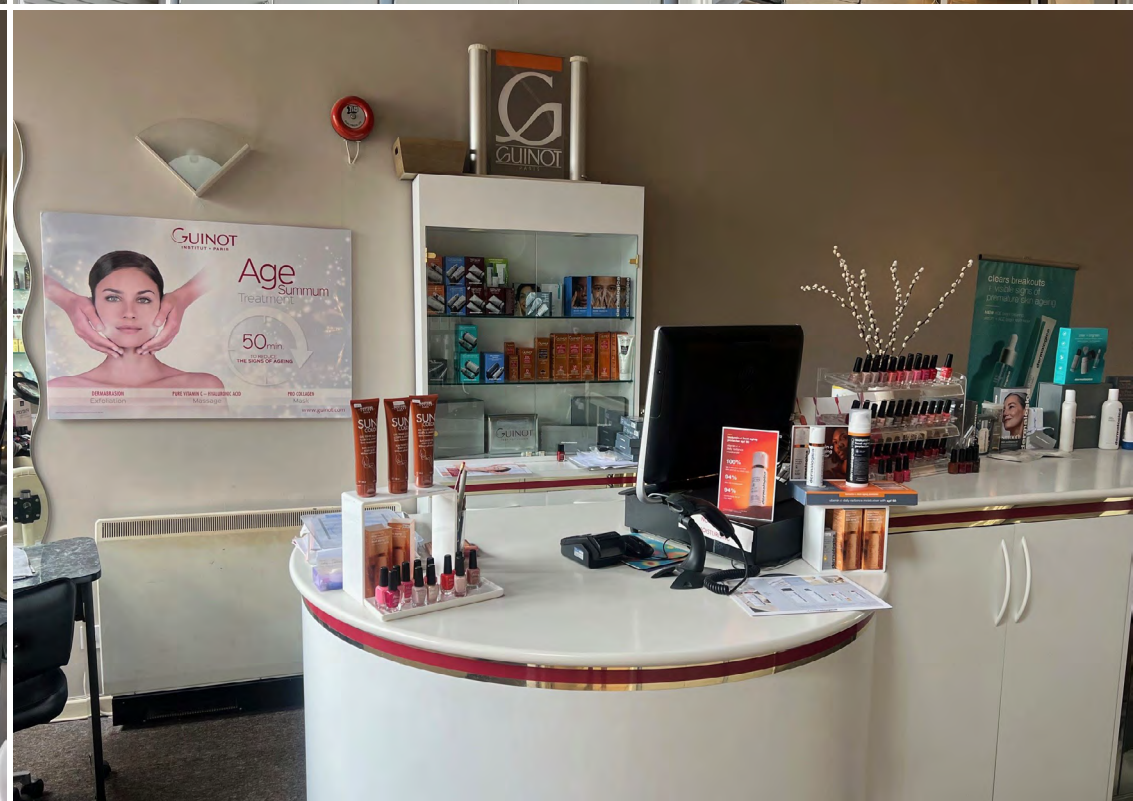
The owners have requested that no direct approach should be made to themselves or the staff of this business for reasons of confidentiality and all requests for information MUST be made via Goadsby.



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Important

THE CODE FOR LEASING BUSINESS PREMISES

The Code for Leasing Business Premises in England and Wales strongly recommends you seek professional advice from a surveyor or solicitor before agreeing or signing a business tenancy/lease agreement. The Code is available [HERE](#).

ANTI MONEY LAUNDERING REGULATIONS

Under Anti Money Laundering Regulations, we are obliged to verify the identity of a proposed purchaser once a sale has been agreed and prior to instructing solicitors. This is to help combat fraud and money laundering and the requirements are contained in statute. A letter will be sent to the proposed purchaser once terms have been agreed.

REFERENCES

Once a letting has been agreed, the landlord may request copies of the most recent accounts/bank statements for the proposed tenant as part of the letting process. This does not form part of a contract, nor constitute a deposit in any respect of any transaction, nor does it guarantee acceptance by the landlord.

These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form an offer or contract. STRICTLY SUBJECT TO CONTRACT, ALL MEASUREMENTS APPROXIMATE. Agents note: At no time have we undertaken a structural survey and services have not been tested. Interested parties should satisfy themselves as necessary, to the structural integrity of the premises and condition/working order of services, plant or equipment.

goadsby.com



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