



Jacksdale Social Club

26 Main Road, Jacksdale, Nottingham, NG16 5JW

Tenure: Freehold

Price: £325,000

Ref: 95909

 **Sidney
Phillips**
Leisure & Hospitality Specialists



Key Features

- Village close to the M1 and Nottingham
- 100% wet-led community public house
- Three internal trade areas and external patio
- Private car parking and large plot to the rear
- Three double bedroom private accommodation
- Same operator since 2012 – established business

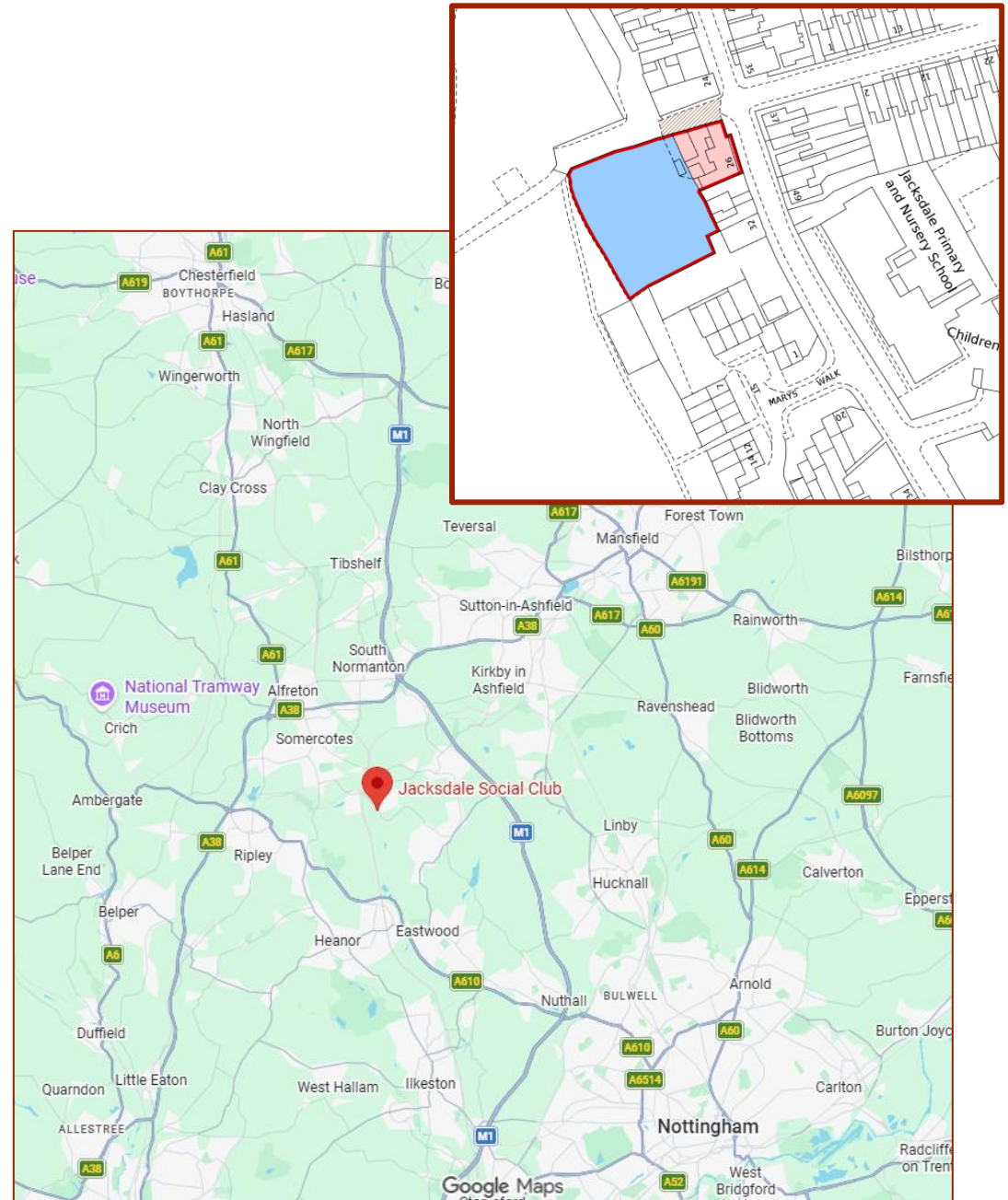
Location

Jacksdale Social Club is situated in the village of Jacksdale in the Ashfield district of Nottinghamshire. The village is located on the Derbyshire border 14.3 miles northwest of Nottingham, 16.2 miles northeast of Derby and 3 miles west of the M1 motorway. In 2019, the village was estimated to have a population of 3,097.

Jacksdale has a variety of amenities which include a dental surgery, a medical centre, a Co-Op supermarket, a nursing home, a primary school, a tyre shop, butchers, multiple hairdressers and a church dedicated to St Mary. The village is also home to the Erewash Meadows Nature Reserve and walking trail. The nearby city of Nottingham provides larger shopping outlets, supermarkets and fuel stations.

The Property

Jacksdale Social Club occupies a two-storey, end-terrace, brick building under a pitched slate roof. It is situated in a prominent position on Main Road in the centre of the village.



Trade Areas

Front ENTRANCE HALL providing access to the MAIN BAR which has seating for 50, laminate flooring, DJ booth, wooden bar servery, multi-fuel burner and an external door to the rear patio. In between the main bar and the snug is an enclosed staircase to the first floor. SNUG with seating for 22 and laminate flooring, leading through to a POOL ROOM with seating for 14, laminate flooring, an extension of the main bar servery and access to both LADIES' and GENTLEMEN'S TOILETS. Enclosed staircase down to the open plan BASEMENT CELLAR with external barrel drop.

Owners' Accommodation

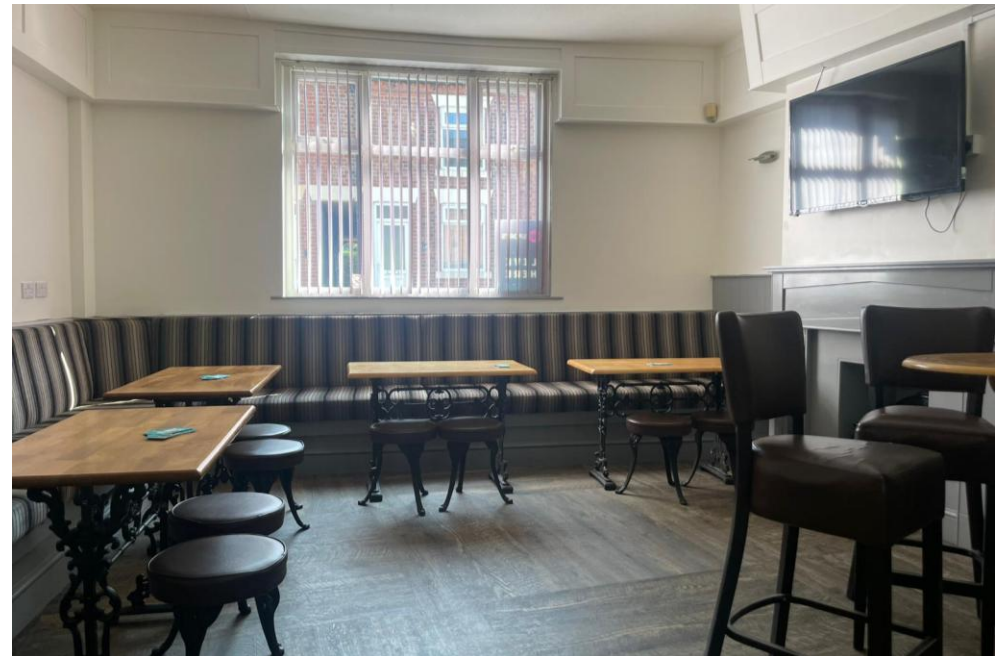
THREE DOUBLE BEDROOMS, one benefitting from a ROOF TERRACE. LOUNGE with a ROOF TERRACE. KITCHEN/DINER. BATHROOM with separate SHOWER CUBICLE.

External

Rear TRADE PATIO with sheltered and decked areas with bench seating for 84. Enclosed SERVICE YARD with barrel drop hatch. Rear PRIVATE CAR PARK with space for 10 vehicles. Customer parking can be found on the surrounding residential streets and on an adjacent side road leading to the recreation ground. The site also benefits from a sizeable lawned plot of land to the rear which could be utilised for development, providing the necessary planning permissions are obtained.

The Business

Our client has operated Jacksdale Social Club since April 2012 and has owned the premises since July 2015. The business trades predominantly as a community public house renowned for its live music and is supported by local custom which includes a pool team. The business hosts a variety of functions such as birthday parties, wakes and the like.





The Business continued

Our client, supported by five part-time staff members, currently operates the business as a 100% wet-led, family and dog friendly venue. The premises is well-known for its ability to showcase live sports on a number of televisions located throughout the premises.

The annual net turnover for the year ended April 2024 stood at £203,142, resulting in a net profit of £343 with an adjusted net profit of £28,019. The adjusted net profit has been calculated by reconstituting directors' salaries, depreciation and other minor expenses. Further accounting detail will be made available to serious parties following a formal viewing.







Tenure & Price

FREEHOLD – OFFERS OVER £325,000 to include goodwill, fixtures and fittings. Stock at valuation in addition.

No direct approach to be made to the business; please direct all communications through Sidney Phillips. Viewing strictly by appointment only.

Licences

A Premises Licence is held permitting the retail of alcohol:

Sunday to Thursday: 12:00 – 01:00

Friday and Saturday: 12:00 – 02:00

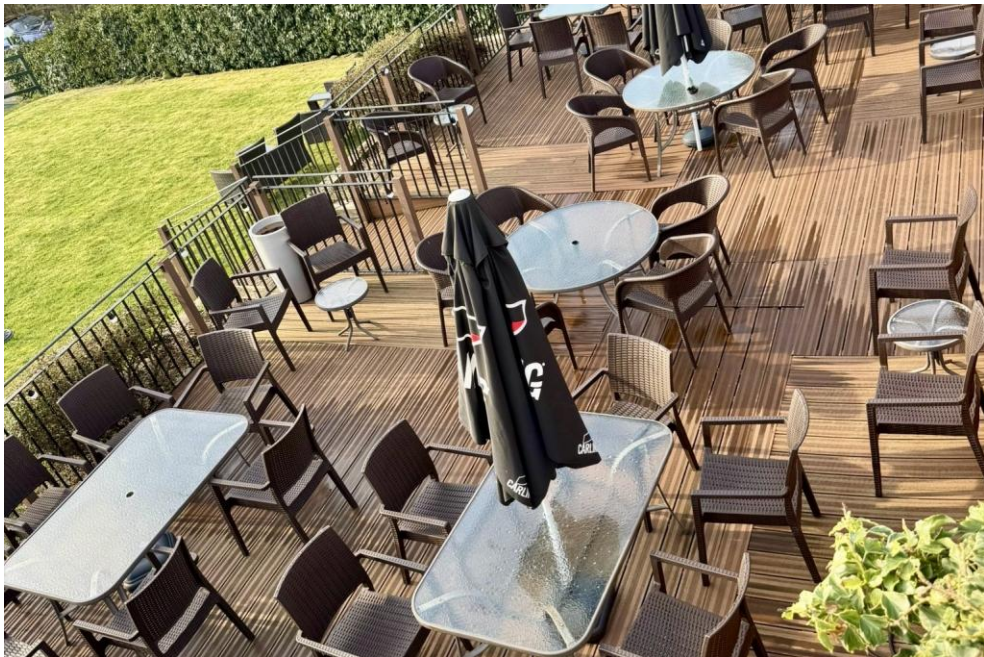
Services

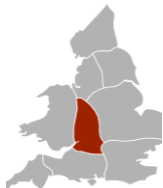
All mains services are connected. The property benefits from a burglar alarm and a fire alarm as well as a 16 camera CCTV security system.

Rateable Value: £6,100 from 1st April 2026

Local Authority: Ashfield District Council

awaiting
epc





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