



Red Cow Inn

Gaysfield Road, Fishtoft, Boston, PE21 0SF



Purchase price - £14,250

Rent - £527 per week

Profit Partnership Plus Agreement

This pub is available on a 3-year renewable secured tenancy (i.e. automatically renewable) and the purchase price is reimbursed when the business is sold back to Brewery, subject to conditions.

The Profit Partnership Plus agreement offers highly discounted Free Trade Cash and Carry Pricing and includes a supply agreement for all wet stock.

- Independent family company
- Drinks supplied at highly discounted prices
- Free subsidised training courses
- Ingoing investment proportionate to expected returns
- One point of contact for cellar services
- Marketing support
- Regular calls from Profit Partnership team offering genuine support
- Brewery responsible for structure repairs

The Pub and its Facilities

The Red Cow Inn is centrally located in the village of Fishtoft, some 2 miles from Boston in Lincolnshire. The pub sits on a crossroads, directly opposite the village playing field, and close to the primary school and church. This detached 2 storey building boasts a car park for circa 24 cars, a grassed beer garden and a large decking area. Internally the pub benefits from a full commercial catering kitchen and the trading area is divided into 4, a public bar with an open fire, a pool room, a lounge with an open fire, and a recently added conservatory ideal for diners, all serviced by a central bar servery with 3 hand pumps.

Licence details

Alcohol Sales

Monday – Sunday: 10:00 – 01:00

Live & Recorded Music

Monday – Sunday: 20:00 – 23:00

Opening Hours

Monday – Sunday: 10.00 to 02.00

The Neighbourhood

The village extends to the outskirts of Boston and has over 6,000 inhabitants – it is the largest parish in Lincolnshire. In the centre of the village lies the Red Cow Inn (the only pub) as well as the playing field, the church, a shop and the Primary school. The Red Cow is 3 miles from the local hospital and railway station, with a regular bus service to Boston where there are 3 secondary schools, including a Grammar School. Close to the pub are the village playing fields where the football club plays. There are many tourist attractions nearby including the Pilgrim Fathers Memorial and the RSPB Nature Reserve at Freiston Shore.

Living accommodation

The domestic area comprises 3 double bedrooms, a bathroom with a shower and bath, a separate WC and a lounge leading to a good-sized kitchen. There is gas central heating to the whole property and the private quarters are in good decorative condition throughout.

Qualities which will make this pub thrive

Being a great community operator with the skills to attract locals, teams and integrate well into village life. You will also need to be able to drive business through excellent standards and service and be keen to drive business opportunities in both food and drink. Experience in the licensed trade, especially with cask ales, is preferred but not essential.

The Purchase Process

You can apply for this vacancy via the website or contact the Profit Partnership Department on 01754 882011. Or maybe you want a general chat about the opportunity. Just pick up phone, we'll do what we can to help you. 😊

We look forward to speaking with you.

Gallery

