



Trevena Cross

Troon Row, Breage, Helston, Cornwall, TR13 9PY

Freehold Guide Price: £3,500,000



OVERVIEW

Christie & Co are delighted to bring to market the opportunity to purchase a family owned and run garden centre located in Breage near the historic Porthleven Harbour.

Trevena Cross is a beautifully presented family run garden centre with a stylish on-site Bistro, large customer car park and well laid out internal retail area, as well as multiple polytunnels housing a wide range of indigenous and exotic plants . The garden centre is located on a busy road and occupies a generous plot of around 10 acres providing scope for further growth and expansion.

KEY INVESTMENT HIGHLIGHTS

- The Garden Centre occupies an area of around 10 acres and is available on a freehold basis
- The 2 customer car parks offer around with circa 133 parking spaces. In addition there is a substantial overflow car park and off loading area that can be utilised during busy times taking to total capacity to around 400.
- Popular onsite restaurant 'Palm Tree Bistro' with circa 58 internal covers and additional seating for 94 covers in a covered external café seating area, overlooking the plant area.
- Adjusted Net Profit YE Nov 30 2024: £777,464
- The Café was let but has been taken back into the owners control in early 2024. The café turned over close to £1,000,000 in the first year following a comprehensive refit.
- Established high turnover garden centre with limited local competition
- The 2022 planning permission also permitted to add a farm shop with café.

[CLICK HERE FOR BUSINESS WEBSITE](#)

[CLICK HERE FOR VIRTUAL TOUR](#)



THE OPPORTUNITY

- Retirement sale of an established garden centre business in one of the most beautiful parts of the country
- The site benefits from planning permission to build a farm shop to increase turnover and increase trade, especially growing the income from tourists and families
- The last year saw a huge increase in food and beverage income, the recently expanded café offers the opportunity for new owners to continue to grow café income
- The garden centre has a reputation for specialist exotic plants and could expand direct to customer sales
- The site is large and offers considerable scope to add further concessions and thereby grow passive rental income





TRADING INFORMATION

	2024 Year End Nov 30 – Management Accounts.	2023 Year End Nov 30
Turnover	2,864,520	2,699,808
Gross Profit (before wage costs)	1,710,569	1,313,141
Adjusted Net Profit	777,464	441,045

LOCATION

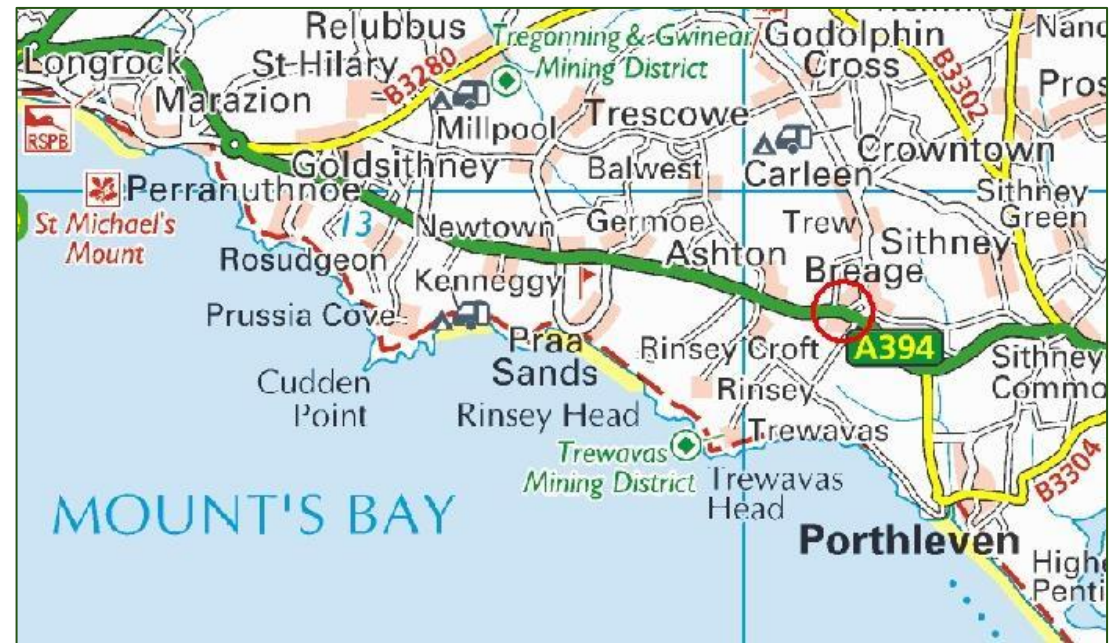
Trevena Cross occupies a freehold site of approximately 10 acres and is prominently positioned along the A394 in Breage, near Helston in West Cornwall.

This key route runs along the county's south coast, linking Penzance with Falmouth via Helston.

The location offers excellent accessibility, just a short drive from Porthleven's historic harbour and within easy reach of both Helston and Penzance. Falmouth is around a 30-minute drive, with Truro not much further, making the site well-connected across the region.

- Porthleven Harbour 2.5 miles
- Helston 3.5 miles
- Penzance 11 miles
- Falmouth 17.3 miles
- Truro 22.1 miles

According to the latest census data there are over 231,544 people living within a 25 kilometer radius of Trevena Cross and the data highlights favourable local demographics with above UK average employment and owner occupied housing.



SITE DESCRIPTION

The garden centre is situated on a large site with the main building at the Eastern end of the site which is just off the A394.

The main buildings offer a large internal retail area and adjoining café along with a vast multispan covered plant area which offers year round retail of plants and garden products and is also home to the extremely popular TIKI bar, an outdoor café which is ideal for customers looking for a quick stop for coffee and cakes.

Behind the main centre is a large plant area and numerous polytunnels which are used for further plant retail.

The Garden Centre has a recently installed

The garden centre has recently installed solar panels which feed into an onsite battery system, this has significantly reduced electricity consumption and costs.

To the north of the access road is the second parcel of land which currently provides car parking and a large overflow car park. There are various storage areas for compost and the like. This area also has the benefit of planning permission for a new building for retail, café, storage and office space.

THE PALM TREE BISTRO

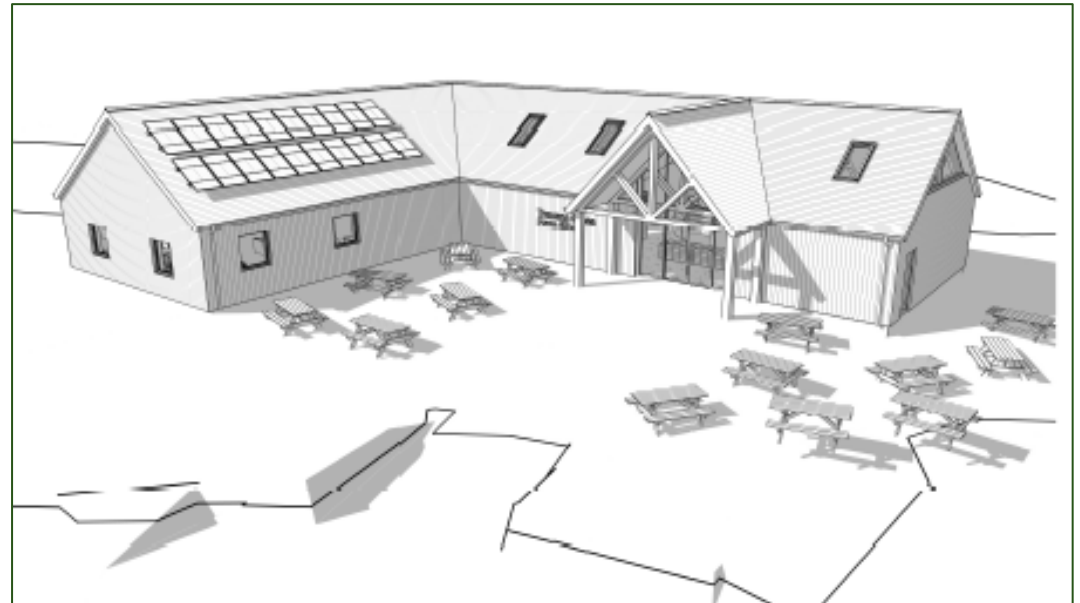
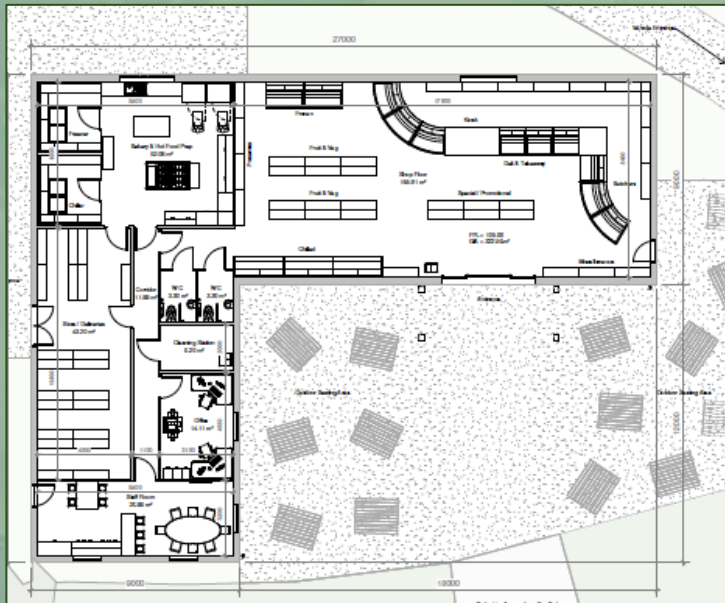
The Palm Tree Bistro is located in the heart of the garden centre and has recently been modernised, including the installation of a new commercial kitchen. The café has a superb ambience and growing customer following.



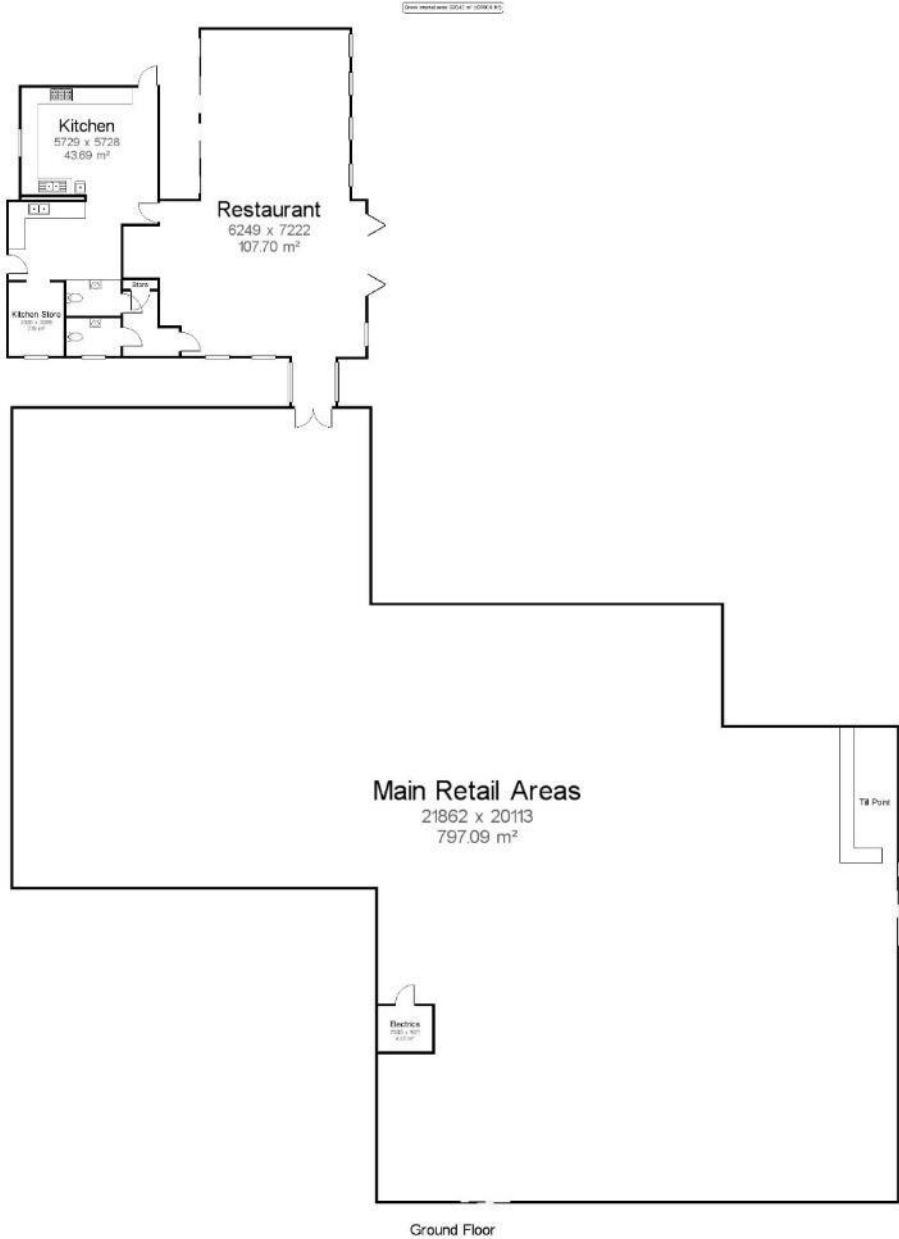
FARM SHOP PLANNING PERMISSION

The August 2022 planning permission included consent to build a new farm shop with retail and café. The permission also included a new office and storage. Full details of the consent can be found on the Cornwall planning portal using the reference PA22/06832.

The new building is to be located on the parcel of land to the north of the centre which also includes a large customer car park. It is anticipated that the farm shop will significantly increase the turnover of the business and bring a new customer base to the site which will include a large number of tourists and those staying in nearby camp sites and holiday accommodation.



FLOOR PLAN





OPENING HOURS

Monday – Saturday

9.00am – 5.00pm

Sunday

10.30 am – 4.30pm

STAFF

The business is run by the owners with the assistance of a team of staff which include a garden centre manager and head chef who oversees the bistro. Staff will transfer under TUPE.

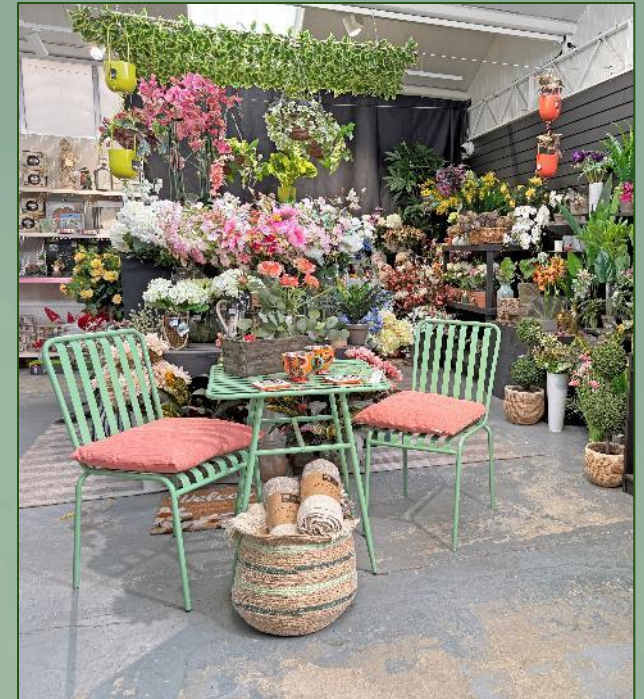


EPC RATING

The Garden Centre has a very good energy rating of 26 (B)

BUSINESS RATES

The rateable value is presently £61,000. The amount payable for the year 25/26 is £32,000.



CONTACT

Approaches should not be made to the property or any of the staff or management of the business under any circumstances.

All enquiries relating to this exceptional opportunity should be directed to Christie & Co:



Tom Glanvill

Director – Garden Centres & Retail

M: +44 (0) 7526 176 391

E: Tom.Glanvill@christie.com

CONDITIONS OF CHRISTIE & CO'S INFORMATION

These sales particulars are prepared as a general guide to the property (which expression includes business and trade content, if any, included in the sale) for the convenience of a prospective purchaser (an "acquirer") and are intended for business people familiar with commercial transactions. If you are not sure that you fit this description you should take relevant independent advice before proceeding further. Christie & Co for themselves and for the vendors, whose agents Christie & Co are, give notice that: (a) These particulars are made without responsibility on the part of Christie & Co or the Client; they do not obviate the need to make appropriate searches, enquiries and inspections, nor do they constitute any part of an offer or contract, and statements herein are not to be relied upon as statements or representations of fact; any acquirer must satisfy himself, by inspection or otherwise, as to their correctness and any error, omission or mis-description therein shall not affect or annul the sale or be grounds for rescission or compensation; (b) The Client does not make or give, and neither Christie & Co nor any of their employees has any authority to make or give, any representation or warranty whatsoever in relation to the properties; (c) Christie & Co has not carried out a detailed survey, nor tested the services, appliances and specific fittings; (d) Dimensions (where given) are approximate and should be verified by an acquirer; and (e) Any accounts or financial statements or registration information provided to an acquirer are provided on behalf of the Client by Christie & Co, who cannot therefore offer any guarantee of their completeness or accuracy, and accordingly shall not be liable for any loss, damage, cost, expenses or other claims for compensation arising from inaccuracies or omissions therein. These details were believed to be correct at the date of publication but their accuracy is not guaranteed. Subject to contract. Copyright Reserved Christie & Co. June 2024. Customer Due Diligence Checks

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 (as amended) require us to conduct due diligence checks upon all purchasers. When an offer has been accepted, the prospective purchaser(s) will need to provide, as a minimum, proof of identity and residential address; if the purchaser is a company or other legal entity, then any person owning more than 25% must provide the same.

