



Pub Name: Pig on the Wall

Location: Droylesden

Scope of Works

Area	Works to be completed
External	• New lighting and partial upgrade to existing signage • Minor external repairs and partial redecoration • Repairs to boundary fencing and external timberwork
Rear Beer Garden	• New garden furniture
Trade Area – General	• Repaint bar front • Partial new upper back fitting • New carpet to existing carpeted areas • Full internal redecoration • New Optimyst fire to existing fireplace • Install new fixed seating in line with plans and partially reupholster existing seating • New drinks shelf to AWP location
Male Toilets	• Full redecoration • New vanity top • New ironmongery to doors
Female Toilets	• Full redecoration • New ironmongery to doors
Private Accommodation	• New bathroom and kitchen vinyl flooring • New carpets throughout • Full internal redecoration • Minor repairs to kitchen and bathroom as required • Form new office on landing area

Sustainability	• Sustainability works to achieve an EPC rating of C
Tenant Fixtures & Fittings	• N/A – All fixtures and fittings provided by Star Pubs

Summary

This Invest for Success scheme is designed to enhance the pub's trading potential through targeted capital investment. The work focuses on improving the customer experience, operational efficiency and long-term sustainability of the business.

Applicants should be aware that all refurbishments are subject to final board approval, which will be determined as part of the leasing process.