



The Rose Villa Tavern, Birmingham



INVESTMENT PLAN ►

The Rose Villa Tavern, Birmingham

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Visuals are for illustrative purposes only. Schemes may vary post completion.

The Rose Villa Tavern

172 Warstone Lane, Birmingham B18 6JW

Why invest?

- **Location, location, location** – The distinctive redbrick Rose Villa Tavern is situated in the heart of Birmingham's historic Jewellery Quarter, right next to the iconic Chamberlain Clock and close to shops and residential areas.
- **Cooking up a storm** – A new, high-spec kitchen will make it possible to offer a premium menu to help make the most of the high-footfall location.

Target customers

- The pub aims to attract locals, including families, as well as the many visitors to the Jewellery Quarter.

Offer

- A great food offer in a high-profile spot, accompanied by a premium range of beers.
- A refurbished function room that can be hired out for private parties and meetings.
- A quaint rear garden and refurbished outdoor space at the front.

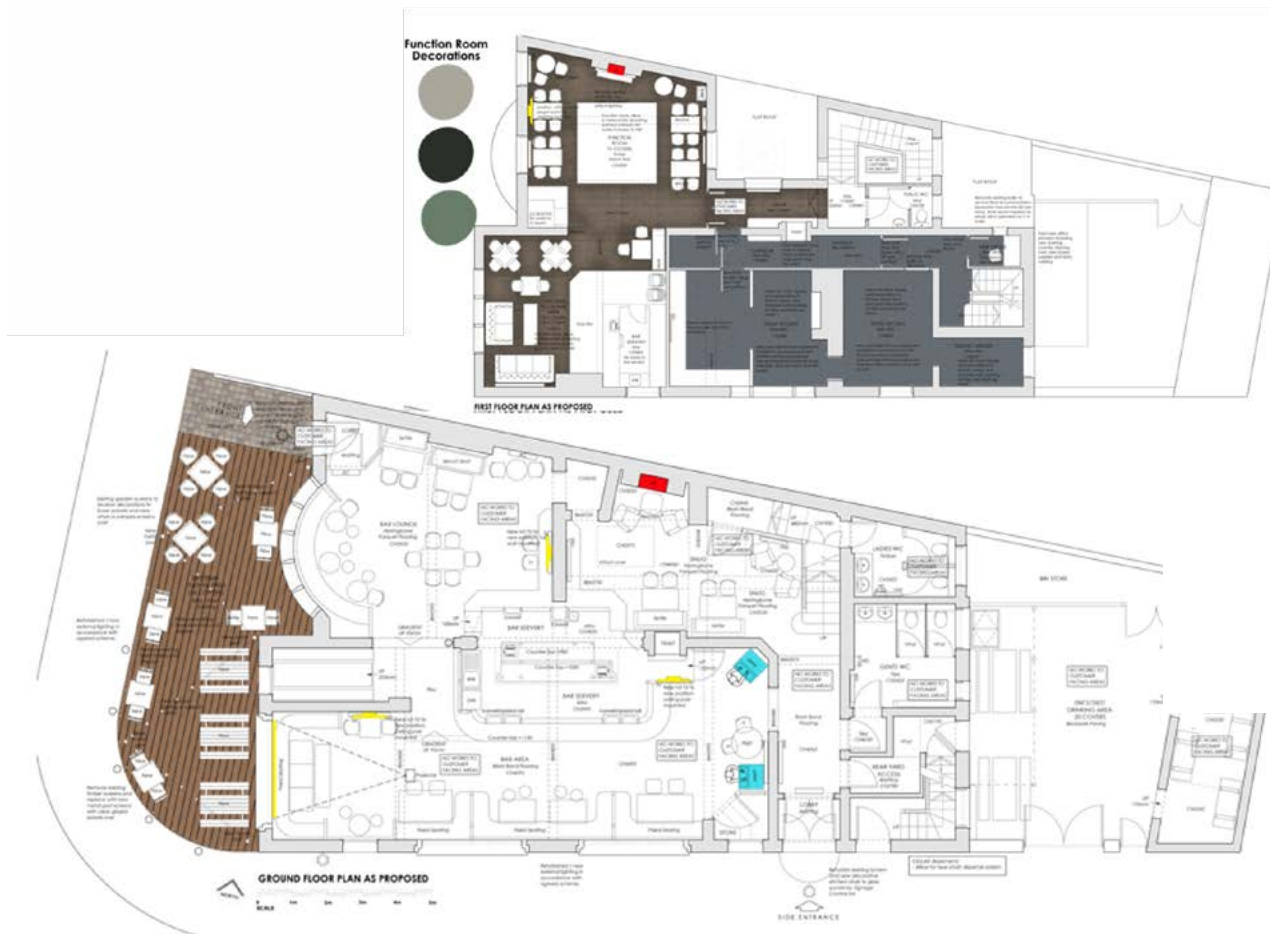
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Click on the **i**
to reveal details of the proposed refurbishment.

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This is a unique opportunity to take on a historic pub in an iconic location.

The great amenities this pub offers will appeal to a broad range of consumers – both locals and visitors – for different occasions. The high-footfall location is crucial to its success and the high-spec kitchen will support the drive on food, which will be a real game-changer for maximising income. The Rose Villa Tavern will have the feel of a fabulous independent pub and will allow the operator a degree of entrepreneurial spirit.

Interested? Call us today.

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Or follow the simple online application process at www.starpubs.co.uk

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Schedule for The Rose Villa Tavern

First floor

Works to the first floor will include the following:

- Redecorate function room and install additional AV facilities.
- Upgrade kitchen for JAT Premium menu.
- Create a new office.

Second floor

Works to the second floor will include the following:

- Upgrades to accommodation, including creation of a domestic kitchen

Outside area

Works to the outside area will include the following:

- Enhanced front drinking area with glazed panels and posts and festoon lighting.
- Refurbish existing lanterns over front and side entrances.
- Install new decorative etched vinyls in front and side doors.
- New outdoor furniture in the front area.

Signage and lighting

- New signage and lighting scheme.