



Kasbah, Ryde

INVESTMENT PLAN ▶

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

Kasbah

76 Union Street, Ryde, PO33 2LN

Why invest?

- **Revamped offer** – The pub, which is located in Ryde on the Isle of Wight, will showcase a brand-new design and theme that will attract a new clientele to the venue. Staying away from a value offer, it will instead give customers a great experience, with a simple food menu complemented by a great drinks offer, which will include cocktails and a gin range.
- **Room at the inn** – The pub will boast nine newly redecorated and fitted out letting rooms, offering a quality overnight stay with a breakfast room that will convert back into the main pub for the rest of the trading day.

Target customers

- The venue will target three groups of customers: tourists visiting for a holiday; business people working in the area; and more affluent locals who want to enjoy the pub at various trading times.

Offer

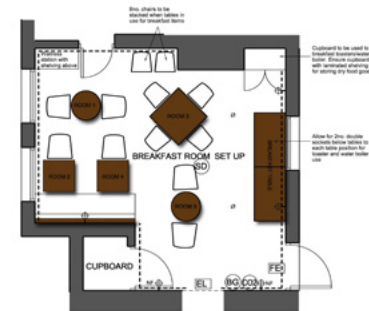
- Food will be a simple but quality experience, based on a menu that will be determined by the operator (e.g. pizza).
- Trading opportunities will revolve around breakfasts, coffee and cakes, light lunches, and evening food and drink.

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View Internal Moodboard
View Bathroom Moodboard

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

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[View Signage Moodboard](#)



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This is a fantastic opportunity to take on a community pub that's ready for refurbishment and growth.

A thorough renovation will rejuvenate this Isle of Wight pub, transforming it into a new and exciting venue. With nine letting bedrooms being completely refurbished, there is a real opportunity to maximise the income flows for this business. Staying away from a value offer, it will instead give customers a great experience, with a simple food menu allied to a great drinks range.

Interested? Call us today.

Call on 08085 94 95 96

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

Schedule for Kasbah

Throughout venue

Works to be included throughout will include the following:

- Complete decoration throughout, including ceilings and timber work.
- New furniture.
- New feature faux-planting, internally and externally.

Bar servery

Works to the servery will include the following:

- New bar counter and front to be decorated and rubbed back for antique finish.
- New ice and glasswash machines, plus a new coffee station.
- New backfitting incorporating shelving, lighting, tiling and mirrors.
- Existing timber floor to be stripped, stained and re-polished.
- Dado height reclaimed timber panelling.

Breakfast/lounge area

Works to the breakfast/lounge area will include the following:

- New curtains.
- New tiling around chimney breast with vinyl logo.
- Feature wallpaper above ceiling.
- Existing timber floor to be stripped, stained and re-polished.

Entertainment area

Works to the entertainment area will include the following:

- New drinks shelf below TV.
- New TV position.
- New inner lobby with new fully glazed inner door and matting.

Kitchen

Works to the kitchen will include the following:

- Decoration of walls, ceiling and timber work.

Bedrooms

- Works to the bedrooms will include new carpets, lighting, blackout curtains, beds, televisions and sockets with USB inserts in the bedrooms, with new tiled floor, sinks, vanity units and towel rails in the bathrooms.

Toilets

Works to the toilets will include the following:

- The men's toilets will get new full-height tiling throughout, tiled floor, pod for urinal system, vanity unit and sink, hand drier and over sink mirror.
- The women's toilets will get new full-height tiling throughout, vanity unit and sink, hand drier and over sink mirror.

Courtyard

Works to the courtyard will include the following:

- Redecoration to all walls.
- New wall lights.
- New pigeon netting.
- New loose furniture.
- New heat lamps.
- New festoon lighting.

Signage and lighting

- A full new signage and lighting scheme will complement the interior refurbishment.