LANSLEY

Business Sales and Commercial Agents Since 1890

Leisure, Studio / Gallery For Sale

£43,000

765 sq ft

2 Southview Park, Caversham, Reading, RG4 5AF

MadebyTamalia & Creativ.Spaces – Established Art Workshops, Events & Creative Experiences Business with Strong Reputation & Growth Potential

- Creative events business sale
- Established and highly regarded brand
- Diverse corporate & private income streams
- Strong repeat business and referrals
- Excellent Google review profile
- Flexible studio & workshop premises
- Significant scope for expansion
- Established subcontractor network
- New lease available by negotiation

www.lansleycommercial.co.uk/contact-us

Description

Established in 2019, MadebyTamalia & Creativ.Spaces represent a rare opportunity to acquire one of Berkshire's leading art workshops, events and creative experiences businesses.

The business has built an outstanding reputation for delivering premium art workshops, corporate team-building events, private celebrations, wellbeing experiences, children's activities and seasonal events for both corporate and private clients.

Operating from attractive studio premises in Caversham, Reading, the business benefits from multiple revenue streams, strong repeat business, excellent Google reviews and a substantial word-of-mouth referral network. The business has become firmly established within the local community through initiatives including the annual Artisa Christmas Market and participation in the Caversham Arts Trail.

The opportunity includes an extensive range of workshop concepts, established operational systems, websites, branding assets, supplier and subcontractor relationships, future bookings and considerable goodwill, creating a genuine turnkey opportunity for an incoming purchaser.

This opportunity may particularly appeal to individuals seeking a change of direction from their current careers, including those from teaching, marketing, events, wellbeing or other people-focused professions, as well as creative individuals looking to run a rewarding and highly fulfilling lifestyle business.

The founders are seeking a purchaser who will continue to nurture, develop and grow this much-loved and highly respected business.

Location

The business occupies attractive studio premises at 2 Southview Park, Caversham, Reading, Berkshire RG4 5AF.

Situated within the highly desirable and affluent suburb of Caversham, the premises benefit from excellent visibility, convenient access and close proximity to Reading town centre. The business enjoys a strong local reputation and has become firmly established within the local community, attracting customers from across Berkshire and the surrounding areas.

Summary

- Price: £43,000
- Lease: New Lease
- Terms: 10 years

Contact & Viewings

Jason Atkins
0118 959 0271
jason@ahlansley.co.uk

Wayne Biehn
0118 959 0271
wayne@ahlansley.co.uk

Accommodation

Floor/Unit	Description	Building Type	Size sq ft	sq m	Tenure	Rent
Ground	Current space used by the business	Leisure	765 sq ft	76571.07	For Sale / To Let	£15,000 /annum
Total				**76571.07**		

Viewings

Strictly by appointment only through the sole agents, Lansley Commercial.

Terms

New 10-year Full Repairing & Insuring lease available by separate negotiation with the landlord. Ground floor accommodation currently occupied by the business at a proposed rent of £15,000 per annum exclusive (£1,250 pcm). Alternatively, the landlord may consider letting both the ground and first floors, subject to separate negotiation. Rent deposit and/or personal guarantor likely to be required. EPC: E. Rateable Value: £12,250. Two allocated parking spaces.

A Personal Message from the Founders

After many wonderful years building MadebyTamalia and Creativ.Spaces, changing family circumstances and commitments have led us to make the difficult decision to seek a new owner for our much-loved business.

Building this business has been one of the most rewarding journeys of our lives. It has never simply been a job; it has always been a passion. Every customer relationship, recommendation, milestone and challenge has helped shape the business into what it is today.

Because of this, our priority is not simply to find a buyer, but to find the right buyer — someone who shares our values, our commitment to exceptional customer service and our belief that people should always come first.

We remain incredibly proud of everything that has been created and are excited about the future potential of the business. It is very much business as usual, with all existing bookings, events and future commitments continuing as normal.

Applicant Agent Fee

Agent's Fee: £650 plus VAT, payable by the purchaser upon completion of the sale to Lansley Commercial for introducing and facilitating the transaction.

LANSLEY

These particulars are provided by the vendor and are believed to be correct, but their accuracy cannot be guaranteed. They do not form part of any offer or contract.

All descriptions, dimensions, and details are given for guidance only and should not be relied upon as statements of fact. Any intending purchaser or tenant must satisfy themselves as to their accuracy.

Unless otherwise stated, all figures quoted are exclusive of VAT.

BRIDE TO BE

Artisa
2025
Local Artists, Artisans & Makers
Christmas Market
Sunday
16
November
10-3.30
Southview Park, Marsack Street,

Craft Activities, Tombola & Festive Entertainment
Barista Coffee/Tea by Delicere Coffee Van
Home Baked Cakes by Sealed with a Whisk
Freshly made sausage & bacon butties by Grill Masters
Pizza & Paella by Mammamaria
Artisan Breads by Artisan Loaf Makers
Hand Crafted Artisan Spirits by The Henley Distillery
40+ stalls full of fabulous locally made
gifts by new and returning artists,
artisans & makers

CREATIV SPACES
South View Park
2 Hour
Days
Parking on roads around
Marsack Street & Donkin Hill
More info:
www.madebytamalia.co.uk