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RCM/FS

19 December 2016

PRIVATE & CONFIDENTIAL

Mr S Owens
6 Heol Glasnant
Killay
Swansea
SA2 7BX

By email and post

Dear Mr Owens

Re: JOLLY TAR, THE QUAY, CARMARTHEN

I understand that you act on behalf of Mr Andrew Bassett of Bassett & McGregor Construction of Johnstone, Carmarthen, who is interested in acquiring the above. You have asked me to summarise the results of our marketing campaign which we have conducted on behalf of the current owner, Mr Nigel Vaughan. You will appreciate that Sidney Phillips are Chartered Surveyors specialising in the sale and valuation of licensed premises throughout the UK.

We were initially instructed to offer the Jolly Tar for sale by Mr Vaughan in January of this year. Since that time the property has been extensively marketed appearing in many Sidney Phillips mailshots and e-marketing campaigns, as well as being listed on permanently on our website. Furthermore it has been listed permanently on the four principal commercial websites namely:

Daltons Weekly - www.daltonswweekly.co.uk
Morning Advertiser - www.morningadvertiser.co.uk
Businesses for sale - www.businessesforsale.com
Right Bizz - www.rightbiz.co.uk

In addition it has appeared in the printed version of the principal trade newspaper, The Morning Advertiser, on two occasions. This marketing has resulted in a total of 125 enquiries from individual parties. However, regrettably only one party other than Bassett & McGregor Construction has submitted a bid. This party withdrew their interest after they received an estimate of the cost of reinstating the property to a standard at which it would once again be able to trade as licensed premises.

I trust the aforementioned is some assistance, but if you do require further clarification on any matter contained therein please do not hesitate to contact me.

Yours sincerely



pp **Robin Mence**
FAVLP FNAEA FICBA ABII
Managing Director

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Copy - Mr N Vaughan

