

VANILLA BOXX BAKE HOUSE 47A ELLIS STREET CARRICKFERGUS BT38 8AY



Vanilla Boxx Bake House, an Established Artisan Bakery & Dessert Business for Sale.

An exciting opportunity to acquire Vanilla Boxx Bake House, a highly-rated and well-established independent bakery with a loyal customer following and an outstanding local reputation for indulgent handmade treats.

Ideally situated in the heart of Carrickfergus on Ellis Street, this fully fitted bake house has become a well-known destination for dessert lovers across the local area. Renowned for its creative menu, premium ingredients, and eye-catching bakes, the business enjoys strong repeat custom, excellent word-of-mouth recommendations, and a growing social media presence. Trading successfully with particularly strong takeaway and weekend demand, the bakery regularly experiences sell-out periods due to the popularity of its products and loyal returning customer base.

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Price £48,000

Tenure: Leasehold

Viewing: Please contact Carrickfergus Branch Tel: 028 9336 5986

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC

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The business is offered for sale as a fully operational going concern and includes the existing lease, fixtures and fittings, bakery equipment, branding, and established menus, allowing a new owner to continue trading immediately with minimal interruption. Vanilla Boxx Bake House has built a proven and profitable concept with significant opportunity for further growth through expanded opening hours, catering, events, online ordering, delivery services, and further development of its already extensive product range. This is a fantastic opportunity for an owner-operator, baker, or hospitality entrepreneur seeking an established and profitable dessert business with immediate trading capability, an excellent reputation, and exciting future potential.

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN
028 9060 5200

BALLYHACKAMORE
028 9047 1515

BALLYMENA
028 2565 7700

BALLYNAHINCH
028 9756 1155

BANGOR
028 9127 1185

CARRICKFERGUS
028 9336 5986

CAUSEWAY COAST
0800 644 4432

CAVEHILL
028 9072 9270

DOWNPATRICK
028 4461 4101

FORESTSIDE
028 9064 1264

GLENGORMLEY
028 9083 3295

MALONE
028 9066 1929

NEWTOWNARDS
028 9181 1444

RENTAL DIVISION
028 9047 1515

