

## PRESS RELEASE

### Existing Care Home Operator Acquires Hilgay Care Home



Redwoods Dowling Kerr are delighted to announce the sale of the well-established Hilgay Care Home based in Burgess Hill, West Sussex.

The business was set up by the vendors, Dr and Mrs Shearn, in 1989 and benefitted from an extremely good reputation with the local authority, receiving regular placements although the vast majority of residents have been private fee-paying clients. The business caters for 35 elderly residents and has a turnover of approximately £911,500 per annum. Despite its success, the vendors decided to bring the business to the market due to their wish to retire, and to allow them to spend more time on their boat in the Mediterranean.

The property was built in the early 1900's and is based on a tree-lined road within a densely populated residential area. The property itself is a substantial detached period property, arranged over three floors. It has been extended over time to now provide good-sized accommodation with a home from home feel - which is presented to the highest of standards.

The home has the benefit of a passenger lift providing access to the first and second floors. The accommodation on the ground floor comprises of a reception hall, manager's office, residents bedrooms, large sitting room with attached conservatory, a smaller quiet sitting room, along with dining rooms and gardens for the residents to help make their stay enjoyable.

The first floor consists of resident's bedrooms and a number of bathroom and toilet facilities. There are 32 rooms; 29 of which are single, and 3 of which for double occupancy. Many of these rooms have full en-suite facilities along with the highest quality bathing facilities for residents who find bathing difficult and need assistance.

All rooms have televisions, and many have telephone access points which provide residents the additional home-from-home comforts. Externally, to the front, there are off-road private parking facilities for 12 vehicles and to the rear, there is a fully enclosed garden which is laid to lawn with mature trees and shrubs.

Following an impressive seven viewings, and three offers, the business was sold to Ms Davies-Jones on a freehold basis. The sale was bank funded by Barclays. Ms Davies-Jones is experienced within the sector, already owning another care home which was purchased two years ago. The success of this home has enabled her to expand and purchase Hilgay.

Ms Davies-Jones comments ***“I am delighted with the service provided by Redwoods Dowling Kerr. I bought my first care home approximately 2 years ago and, due to its success, I wanted to expand. Redwoods Dowling Kerr have worked very closely with me throughout the sale to reach completion, and I look forward to working with them in the future when I am in a position to expand further.”*** Ms Davies-Jones will now be looking to expand again if all goes according plan, and has stated that she would like Redwoods Dowling Kerr to help find her another care home again within the next 12 to 18 months.

Paul Miller, CEO of Redwoods Dowling Kerr commented ***“I am very happy we have managed to see this sale go through to completion. Small complications kept cropping up, but with persistence, we managed to overcome this by all working together. I wish the vendors all the best in enjoying their free time sailing the Mediterranean, and hope Ms Davies-Jones’ new venture is successful. I look forward to working with her in the near future again.”***

To find out more details about the businesses available for sale, and sold, through Redwoods Dowling Kerr please visit: [www.redwoodsdk.com](http://www.redwoodsdk.com)

## NOTES TO EDITORS

### Redwoods Dowling Kerr

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