

SALIENT DATA

Name of Facility # 868 Gorgeous New Neighborhood Pub
Size in sq. ft. 5,400 sq. ft. (to be verified)
No. of Seats: 200 plus 90 on patio

Lease Information:

Rate per sq. ft. \$30 + GST
C.A.M. \$12.60 + GST
Lease Term: 15 years with 1 year gone Option periods: One 5-year option
Deposit held by Lessor: 1 month

Financing: Treat as clear title

Sales: Gross sales: \$1.7M per year

Number of parking stalls: Lots of parking stalls in shopping center

Style of cuisine: Full menu featuring pub food and snacks

Customer Demographics: Locals from growing residential back drop and other business people in shopping center

Type of service: Table Drive through Counter

Hours of operation: 11 am – 1 am

Number of employees: 25 with 11 full-time and 14 part time

General comments: This is a beautiful new pub in a growing NW. Gorgeous finishing throughout the pub. Fully equipped with state-of-the-art kitchen. Lots of parking available in shopping center. Grow with the community as it rapidly expands!
Please note: Asking price would be reduced with a purchaser assuming leases in the amount of \$250,000.

ASKING PRICE: \$1,200,000

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