

SALIENT DATA

Name of Facility 884 – Downtown Indian Restaurant

Size in sq. ft. 3,000 sq. ft.

No. of Seats: 100

Lease Information:

Rate per sq. ft. \$8,500 per month for rent, CAM and GST. Includes water and electricity. Gas is extra

C.A.M. Included in above monthly amount

Lease Term: Lease goes to 2019

Option periods: One 5-year option

Deposit held by Lessor: 1 month

Financing: Treat as clear title

Sales: Gross sales: \$25,000 per month; average \$300,000 per year

Number of parking stalls: 1 designated spot in back; on-street or parking lot

Style of cuisine: Indian/buffet and a la carte

Customer Demographics: Locals/business people

Type of service: Table Drive through Counter

Hours of operation: 11:30 – 2 for lunch then 3 pm – 9 pm for dinner
Saturday 4 pm – 10 pm; Sunday closed

Number of employees: 4 plus 1 family member

General comments: This is a well-equipped, very clean downtown restaurant featuring Indian food. Lots of refrigeration and kitchen space. There's a new buffet line and the buffet is very popular. It could be converted to any concept or kept the same.

ASKING PRICE: **BLOW OUT PRICE OF \$69,000**

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