

SALIENT DATA

Name of Facility	880 – Iconic Restaurant
Size in sq. ft.	2,400 sq. ft.
No. of Seats:	70
<u>Lease Information:</u>	
Rate per sq. ft.	\$6,400 base per month
C.A.M.	\$10.25 per sq. ft. Please note that the Landlord pays for heating.
Lease Term:	Goes to April 1, 2018
Option periods:	One 4-year option plus one 5-year option
Deposit held by Lessor:	1 month (\$7,640)
<u>Financing:</u>	
Treat as clear title	
<u>Sales:</u>	Gross sales: \$800,000 - \$850,000
Number of parking stalls:	3
Style of cuisine:	Italian
Customer Demographics:	Upscale
Type of service:	<input checked="" type="checkbox"/> Table <input type="checkbox"/> Drive through <input type="checkbox"/> Counter
Hours of operation:	11 am – 10 pm Monday, Tuesday and Wednesday 11 am – 11 pm Thursday, Friday and Saturday
Number of employees:	9 with 3 full-time and 7 part-time
General comments:	This is an iconic restaurant in the heart of one of the most desirable communities in Calgary! Great reputation! The concept can be changed to any of a new owner's choice. It comes with a full kitchen, parking in the back, male & female washrooms.
ASKING PRICE:	PRICE REDUCED TO \$99,900

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