

SALIENT DATA

Name of Facility # 912 – Restaurant & Lounge
Size in sq. ft. 7,000 sq. ft.
No. of Seats: 180 in lounge; restaurant 150

Lease Information:

Rate per sq. ft. \$20 - \$22 per sq. ft. or \$23,000 per month for rent, CAM & GST and all utilities

C.A.M. Included

Lease Term: 9 years left **Option periods:** Two 5-year options

Deposit held by Lessor: 1 month

Financing: Treat as clear title

Sales: **Gross sales:** \$60,000 per month

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

Style of cuisine: Featuring sushi

Customer Demographics: Locals from surrounding neighborhoods and businesses; sports teams and VLT players

Type of service: Table Drive through Counter

Hours of operation: 11 am – 11 pm

Number of employees: 7 or 8

General comments: This is a large well-located restaurant and lounge with 9 VLTs. Concept can be changed to give the business new energy. Priced well below replacement. BRING YOUR IDEAS! Very motivated vendor.

ASKING PRICE: \$95,000

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