

SALIENT DATA

Name of Facility # 975 Profitable Neighborhood Pub
Size in sq. ft. 2,781 sq. ft.
No. of Seats: 100 inside plus 60 on patio

Lease Information:

Rate per sq. ft. \$10,800 per month for rent, CAM and GST
C.A.M. Included in above monthly amount
Lease Term: Goes to 2022
Option periods: To be verified
Deposit held by Lessor: 1 month

Financing: Treat as clear title.

Sales: Gross sales: \$1.25M - \$1.3M per year

Number of parking stalls: Lots of parking

Style of cuisine: Pub fare

Customer Demographics: Locals in community; lots of regulars

Type of service: ___X___ Table ___ Drive through ___ Counter

Hours of operation: 11 am – 2 am; 7 days a week

Number of employees: 18 – 19 with 3 full-time and 15 part-time

General comments: This is a popular neighborhood on a main artery in NW Calgary. It has lots of parking. Comes with 3 VLTs. There are 60 seats on a sunny patio. The pub has been recently totally renovated. Strong following of locals and lots of traffic by the door. Ready for you to take over this profitable pub!

ASKING PRICE: \$469,000

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