

SALIENT DATA

Name of Facility Café Fresco

Address: 124 500 Royal Oak Drive

Size in sq. ft. 1800 sq. ft. on main level with large patio
No. of Seats: 66 capacity; 40 seats on patio

Lease Information:

Rate per sq. ft. \$37 per sq. ft.

C.A.M. included

Lease Term: Vendor is Landlord; Lease Term negotiable

Deposit held by Lessor: To be negotiated

Financing: Treat as clear title.

Sales: Gross sales: 2017 – 250K

Number of parking stalls: plenty, shared

Style of cuisine: coffee shop

Customer Demographics: Lots of locals as this neighborhood cafe has an excellent reputation

Type of service: _____ Table _____ Drive through ___x___ Counter

Hours of operation: 8am-8pm mon-sat, 9-6 sundays

Number of employees: 3 PT plus Owner (FT)

General comments: This is an very nice café in a newer building. It has been build with great care and attention to detail, and the décor is modern and tasteful.

ASKING PRICE: \$159,000 for the business, \$1,195,000 for the condo bay

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