

SALIENT DATA

Name of Facility **Retail Bay, Previously Pizza**

Address: **104 - 500 Royal Oak Drive**

Size in sq. ft. **1130**

Lease Information:

Rate per sq. ft. **\$38 per sq. ft.**

C.A.M. **14.50**

Lease Term: **Vendor is Landlord; Lease Term negotiable**

Deposit held by Lessor: **To be negotiated**

Financing: **Treat as clear title.**

Sales: **Gross sales:** **n.a.**

Number of parking stalls: **plenty, shared**

Style of cuisine: **open for concept**

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

Type of service: ___ Table ___ Drive through ___x___ Counter

Hours of operation: **set your own**

Number of employees: **n.a.**

General comments: **This is beautiful end-bay in a newer building. It has been build with great care and attention to detail. Bring your own concept and be your own landlord or lease from Owner!**

ASKING PRICE: **\$625,000 for the real estate or \$38/sq.ft. if leased**

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