

SALIENT DATA

Name of Facility # 1023 Gorgeous New Restaurant

Size in sq. ft. 3,950 plus roof-top patio

No. of Seats: 105 plus 45 on patio

Lease Information:

Rate per sq. ft. \$22,000 per month for rent, CAM and GST

C.A.M. Included in above monthly amount

Lease Term: 5 years commencing August 2017

Option periods: One 5-year option

Deposit held by Lessor: \$37,500

Financing: Treat as clear title.

Sales: Gross sales: \$2.3M - \$2.4M

Number of parking stalls: 3 dedicated stalls plus on-street

Style of cuisine: Upscale; modern; Canadian cuisine

Customer Demographics: Business people; residents from surrounding upscale homes

Type of service: Table Drive through Counter

Hours of operation: Tuesday, Wednesday, Thursday 11 am – late
Weekends 10:30 am – midnight
Closed on Mondays

Number of employees: To be confirmed

General comments: This is a delightful, newly-built restaurant which shows quality throughout. Clients include residents of surrounding upscale neighborhoods who have called it a “neighborhood gem”. Voted one of Calgary’s Best 25 Restaurants in 2018 in addition to other numerous awards.

ASKING PRICE: \$629,000

This document is provided in the strictest of confidence. Please do not speak to any staff or owners directly. Call Gord Hyland at MaxWell South Star Realty (253-5678) for appointments or further information. The information has been supplied by the owner of the business. Gord Hyland and MaxWell South Star Realty take no responsibility for the accuracy of the information provided and advise any potential purchaser to carry out their own research and due diligence to verify the accuracy of the information.