

## **SALIENT DATA**

**Name of Facility** # 1048 Well Located NW Restaurant

**Size in sq. ft.** 3,500 sq. ft.

**No. of Seats:** 120 - 130

**Lease Information:**

**Rate per sq. ft.** \$17,000 per month for rent, CAM and GST

**C.A.M.** Included in above monthly amount

**Lease Term:** 8 years left      **Option periods:** To be verified

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

**Financing:** Treat as clear title.

**Sales:**      **Gross sales:** \$600,000

**Number of parking stalls:** Lots of parking

**Style of cuisine:** Breakfast and lunch

**Customer Demographics:** Shoppers; local residents

**Type of service:**     **X** Table     Drive through     Counter

**Hours of operation:** 6 am – 3 pm; 7 days a week

**Number of employees:** 13 with 2 full-time and 11 part-time

**General comments:**      **This is a well-located restaurant in the NW. The asking price includes all the FF&E (furniture, fixtures and equipment). The name and concept must be changed. It has an outstanding kitchen and patio. Great opportunity to bring your concept and your marketing ideas to this space which would cost well over \$1M to replace!**

**ASKING PRICE:**      **\$269,000**

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