

SALIENT DATA

Name of Facility # 1063 Popular Diner

Size in sq. ft. 4,500 sq. ft.

No. of Seats: 176

Lease Information:

Rate per sq. ft. \$14,000 per month plus utilities

C.A.M. Included in above \$14,000 per month

Lease Term: Expires in July 2021. Will be re-negotiated with Landlord.

Option periods: Yes

Deposit held by Lessor: To be verified

Financing: Treat as clear title.

Sales: Gross sales: Prior to covid, sales for 2019 were \$2.3M

Number of parking stalls: Lots of parking

Style of cuisine: Full diner menu

Customer Demographics: Lots of regulars

Type of service: Table Drive through Counter

Hours of operation: A new owner can decide the hours of operation

Number of employees: 40

General comments: This diner is an icon in Calgary. It has always rated in the top 3 in the City. Once Covid is over, this diner will be overflowing with business once again. A new lease will be negotiated with the Landlord who has appreciated having this restaurant as a Tenant for a long time.

ASKING PRICE: \$149,900

This document is provided in the strictest of confidence. Please do not speak to any staff or owners directly. Call Gord Hyland at MaxWell Capital Realty (253-5678) for appointments or further information. The information has been supplied by the owner of the business. Gord Hyland and MaxWell Capital 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.