

SALIENT DATA

Name of Facility	# 2016 Successful Pizza Franchise
Size in sq. ft.	6,100 sq. ft.
No. of Seats:	250 including 100 in restaurant and 100 in lounge plus 50 on patio
What year was building built:	1990
<u>Lease Information:</u>	
Rate per sq. ft.	\$14,000 per month base
Monthly	Monthly gross rent \$23,099 for rent, CAM and GST
Lease Term:	Goes until April 30, 2028 Option periods: To be verified
Deposit held by Lessor:	Zero
<u>Financing:</u>	Treat as clear title.
<u>Sales:</u> Gross sales:	\$160,000 per month
Number of parking stalls:	Lots of parking
Style of cuisine:	Pizza, pasta – full B.P. menu
Customer Demographics:	Business people; shoppers; residents of nearby communities
Type of service:	☒ X Table ☐ Drive through ☐ Counter
Hours of operation:	11 am – 9 pm; 7 days a week
Number of employees:	15 with 10 full-time and 5 part-time
General comments:	This is a well-located, very successful pizza franchise. There's lots of parking in the shopping center which is in the middle of very busy traffic arteries. It has recently been TOTALLY renovated and shows beautifully. Sales have increased appreciably since Covid. One of the most desirable franchises to be had. Don't miss it!
ASKING PRICE:	PRICE REDUCED TO \$499,000

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