

Sold

Clyth
Macleod®

1972.



Fabulous AUK Cafe opportunity

CORNER CAFÉ OPPORTUNITY IN K' ROAD AREA - VENDOR FINANCE WILL BE CONSIDERED - (CML 11076)

Indoor and Al Fresco dining for 76.

Currently closed down, screaming out for a new owner to make their mark.

Prime visibility in this exceptional corner location, offering a steady flow of foot traffic.

Unveil an Exciting Business Venture at a Prime Location! Imagine owning a café in the K'Road area, one of the busiest locations in town. This vibrant spot promises a steady flow of foot traffic, ensuring a steady stream of customers.

The café boasts an impressive asset value of \$84,000 reflecting the high quality and well-maintained plant and equipment.

Key Features:

- **Prime Location:** Situated in the K'Road area, a bustling area known for its vibrant atmosphere.
- **Outdoor Seating:** Convenient outdoor area seating for 22 people, perfect for al fresco dining.
- **Spacious Modern Interior:** Inside capacity for 54 patrons, offering a comfortable and welcoming environment.
- **Turnkey Ready:** The business is currently closed but ready to open immediately, presenting a seamless transition for the new owner.
- **Vendor Finance Available:** Possible vendor finance to an approved purchaser at sole discretion of vendor.

This café is not just a business; it's an opportunity to create a thriving community hub. Whether you're a seasoned entrepreneur or a first-time business owner, this café offers the perfect blend of location, quality, and

Price	SOLD
Property Type	Business
Property ID	11076

AGENT DETAILS

Jack Crosti - 02109095252

OFFICE DETAILS

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Clyth
Macleod®
' WE SELL BUSINESSES '

potential.

Size and location here to make your mark. Visible and sunny spot.

Priced at only \$115,000 (plus GST if any).

Curious? Take the first step towards owning a beautiful café. Call Jack Crosti on 021 0909 5252 for more details. Act now and transform this prime location into your dream café!

To gain further information on this business please copy and paste this link into your browser; <https://rb.gy/1of11q>. You will be taken to the listing, click on CONFIDENTIALITY AGREEMENT and please read the terms of before you complete our online form

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