



Impressive Italian Resto ★ BIG PLAZA IN WATERLOO



400 Ira Needles Blvd Waterloo, ON N2J 3Z4

4 YEAR OLD HIGH END ITALIAN RESTAURANT

3,000 SQ FT SPACE WITH OPEN CONCEPT KITCHEN. EQUIPPED WITH HUGE KITCHEN, DUAL HOOD VENTS, AND A MORELLO FORNI STONE FIRED PIZZA OVEN.

79 SEATS INSIDE AND 48 ON THE PATIO IN THE AWESOME PLAZA. SURROUNDED BY DOZENS OF AAA CO-TENANTS AND A LANDMARK THEATER IN AFFLUENT WESTERN WATERLOO.

CURRENT RENT IS \$8,915.00 GROSS INCLUDING NET AND TMI.

SALES INCREASING & APPROACHING \$1,000,000.

PRICE \$ 299,000

PLEASE DO NOT GO DIRECT, PLEASE DO NOT SPEAK TO STAFF, YOUR DISCRETION IS APPRECIATED. CONTACT THE LISTING AGENT FOR MORE INFO AND A COMPLETE OFFER PACKAGE.

RYAN EARL

SALES REPRESENTATIVE/ DIRECTOR OF FRANCHISING

c: 416.618.0054

o: 416.530.1080

RyanEarl@chirealestate.ca

ORI GRAD

MANAGING DIRECTOR & BROKER

o: 647.347.9723

CHI@chirealestate.ca

CHirealestate.ca

*Your Trusted Source For Commercial,
Hospitality & Investment Real Estate*

A Commercial Division of RE/MAX Ultimate Realty Inc. Independently Owned and Operated

This document is not meant to solicit existing listings. (12.2002).