



Waterloo Student Resto & Bar

LICENSED RESTAURANT WITH BIG SALES



247 King St N, Units 1A & 1B, Waterloo

THE AWESOME AND LONGSTANDING STUDENT HAVEN METRO ON KING IS LOCATED DIRECTLY ACROSS FROM THE POPULAR LAURIER UNIVERSITY AND BLOCKS AWAY FROM WATERLOO UNIVERSITY.

THIS PLACE IS KNOWN FOR HAVING THE "BEST SCHNITZEL IN TOWN SINCE 1961!"

LICENSED FOR 104 AND WITH 2,550 SQ FT IT HAS A PERFECT LAYOUT FOR CASUAL EATING AND DRINKS. LIVE MUSIC AND NO NOISE RESTRICTIONS.

CURRENT LEASE HAS 3 + 5 + 5 YEARS WITH A GROSS RENT OF \$64 PER SQ FT, BUILT FOR PRODUCTION AND CURRENTLY BOASTS CLOSE TO ONE MILLION IN SALES WITH ROOM TO GROW!!

ASKING \$189,000

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.

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