



# *La Carnita & Sweet Jesus* ★ RIVERSIDE'S MONEY MAKER!



## *780 Queen St E, Toronto, ON*

THE STUNNING LA CARNITA AND SWEET JESUS IS AVAILABLE IN THE BOOMING RIVERSIDE.

OPEN SINCE MARCH 2015 WITH A FANTASTIC 6+5+5+5 YEAR LEASE REMAINING!  
GREAT RENT OF \$5,500 NET AND \$ 2,300 TMI.

2,200 SQ FT WITH A FULL BASEMENT & LIQUOR LICENSE OF 80  
WITH A 44 SEAT PATIO COMING THIS SUMMER (2019)!!

VERY PROFITABLE WITH SOLID SALES AND NOW MAKING 190K PLUS IN NOI

GREAT ROYALTY RATES, OUTSTANDING CONDITION, VERY LOW FOOD COST AND LABOUR.

**PRICE \$779,000**

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.

**ORI GRAD**  
MANAGING DIRECTOR & BROKER

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