



# Huge Sports Bar on Yonge St

GREAT LOCATION IN DOWNTOWN NEWMARKET



## Unit 14-16, 18025 Yonge St, Newmarket ON

MODERN SPORTS BAR AND GRILL LOCATED IN A PRIME LOCATION ON YONGE ST IN THRIVING NEWMARKET.

SURROUNDED BY ALL OF THE BIG PLAYERS ON THE STRIP THIS UNIT HAS EXCELLENT BONES AND LOW LOW LEASE RATE OF ONLY \$33 PER SQ FT GROSS INCLUDING ADDITIONAL RENTS/TMI.

BIG LIQUOR LICENSE AND LAYOUT PERFECT FOR MANY TYPES OF HOSPITALITY BUSINESSES.

LLBO FOR 200 INSIDE AND 20 ON THE PATIO

TERM LEFT ON THE LEASE AND INCREASING SALES APPROACHING \$1,000,000.

TONS OF PARKING, GREAT NEIGHBOURHOOD, FULL KITCHEN, HIGH CEILINGS, FLAT SCREENS, AND MORE ALL INCLUDED.

ASKING: \$269,000

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**

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