

# High-End Three Storey Pub

LOCATED RIGHT ACROSS FROM U OF T

191 College Street, Toronto



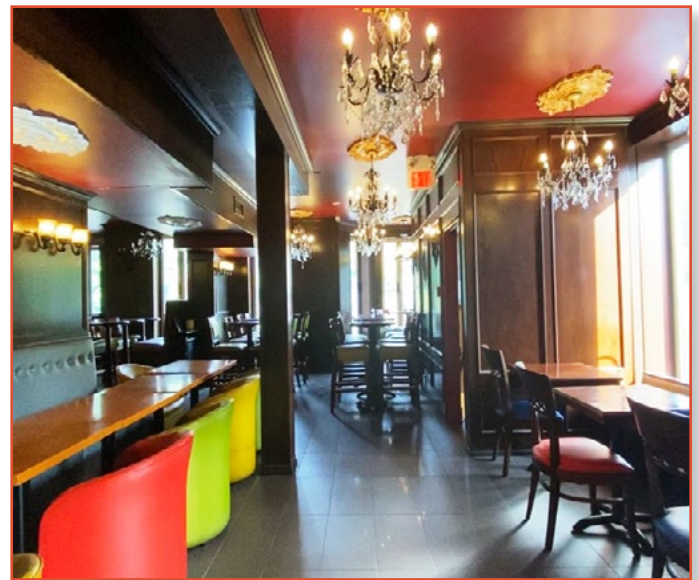
PRICE \$499,000



The impressive and profitable European inspired Prenup Pub is situated on a busy corner on the outskirts of the U of T campus and has a strong reputation for great food, atmosphere and beer! Be Surrounded by the university and many businesses and condos.

- HUGE PATIO THAT STRETCHES DOWN HENRY STREET
- GROSS SALES OF APPROXIMATELY \$1.2 MILLION
- LLBO 196 ON THE MAIN FLOOR, 180 ON THE 2ND FLOOR AND 38 ON THE PATIO
- FULLY EQUIPPED KITCHEN AND SPACIOUS BASEMENT WITH TWO WALK INS AND 1 HUGE BEER FRIDGE
- ONSITE PARKING FOR UP TO 6 CARS
- 3RD FLOOR IS AN OFFICE WITH AN ATTIC PERFECT FOR EXTRA STORAGE SPACE

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.



## MARK PARMIGIANI

DIRECTOR OF COMMERCIAL SALES & LEASING /  
SALES REPRESENTATIVE

C: 416.528.2799

markp@chirealestate.ca

## ORI GRAD

MANAGING DIRECTOR & BROKER

O: 416.953.3052

OriGrad@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).

Although the information has been obtained from sources deemed reliable, members of CHI Real Estate Group make no guarantees as to the accuracy of the information contained herein and offer the Property without express or implied warranties of any kind.



# High-End Three Storey Pub

LOCATED RIGHT ACROSS FROM U OF T

191 College Street, Toronto



## MARK PARMEGIANI

DIRECTOR OF COMMERCIAL SALES & LEASING /  
SALES REPRESENTATIVE

C: 416.528.2799

markp@chirealestate.ca

## ORI GRAD

MANAGING DIRECTOR & BROKER

O: 416.953.3052

OriGrad@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).

Although the information has been obtained from sources deemed reliable, members of CHI Real Estate Group make no guarantees as to the accuracy of the information contained herein and offer the Property without express or implied warranties of any kind.