

Game On!

TIME TO MAKE YOUR MOVE

99 Wyndham St N, Guelph N1H 4E9



ASKING \$99,000

POPULAR BOARD GAME BAR IN THE HEART OF DOWNTOWN GUELPH.

- 2,300 SQFT
- EASY CONVERSION
- LLBO FOR 65 + MUNICIPAL PATIO POSSIBILITY
- CURRENT LEASE EXPIRES DECEMBER 2024
- 5 YEAR RENEWAL OPTION
- ALL IN RENT OF \$4,883.86

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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