

Brand New Build Out, Restaurant/Bar With Expansive Patio Seating

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Revenue

\$1,500,000

*Projected for 2023

Discretionary Earnings

\$225,000

*Projected for 2023

Offering Price

\$115,000

Business Highlights

BBF # 4110-00346

New owners have spared no expense on all of the upgrades to this restaurant. The dining room and kitchen offer an ample 2,200 square feet of space in a relaxed environment with a unique concept that expands beyond serving great food, liquors, beer and wine to it's rapidly growing Lake County patrons. The business has great curb appeal featuring an expansive 2,000 square foot outdoor covered patio with heaters, fans and tv's in a very busy shopping center with large National Brands and a movie theater. Management in place and fully staffed. A new owner could keep current concept or bring a their own.

More information is available and will be provided upon receipt of a signed confidentiality agreement and financial & experience profile.

Lease Highlights

4,200

Monthly Rent: \$6,399

Square Feet:

Expiration: 7/31/2027

Terms & Options: Negotiable

Building Type: Strip Center

Assets

Inventory: \$5,000

FF&E: \$100,000

Leasehold

Improvements: \$100,000

Estimated Total: \$205,000

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