



For Sale

Location: **Sydney**
Asking: **\$359,000 + SAV**
Type: **Hospitality-Cafes**

Renowned Cafe in Popular Hills Area, Short Trading Hours, High Profits

An established cafe with its current owner operating since 2014 has a loyal following with takings of \$992,887.80 PA and extra from catering

Strategically located in a prime location offering fantastic street exposure to one of Castle Hill's most active Trading precincts, this cafe has built its reputation as an esteemed destination for locals. The menu boasts a selection of mouth-watering, modern Australian cuisine with an Asian vibe that has garnered a cult following. From hearty meals to lighter bites, the food here is as much a draw as the ambience itself. The cafe boasts a state-of-the-art commercial kitchen setup, ready for your creative flair.

Business Highlights:

- * Prime Location with street exposure and easy parking
- * Takings of \$992,887.80 plus extra from catering and functions
- * Short Trading hours till 4pm on weekdays and weekends
- * Potential to grow the business with dinner trade
- * 24 kg coffee
- * Great well trained team in place with minimal owner input
- * 170sqm premises, 60 seats inside and 20 seats outdoors
- * lease till 2026 plus a further 5-year option, rent \$102,000 per annum incl outgoings
- * Great store fit-out, cosy modern ambience, full kitchen set-up, no renovation required

Don't miss out on this rare opportunity!

For more information, contact 0481 588 488 or fill out the confidentiality agreement form:

<https://api.leadconnectorhq.com/widget/form/5rd89rHVecl7I100XcL6> to receive the Information Memorandum directly.

Contact:

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