



For Sale

Location: **Melbourne**
Asking: **\$249,000 + SAV**
Type: **Retail-Food Dairies/Superettes**

Price Amended Established Asian Grocery with Loyal Customers

(P.N.: The displayed suburb may not be the store location due to confidentiality; don't hesitate to get in touch with a broker for verification)

This well-established Southeast Asian grocery store has been operating for almost three decades and has earned a strong reputation through hard work. The fruit and vegetable sections have improvement potential, as the demand is local.

Some attractive features of the store include:

- * Well-known Asian grocery store with loyal customers.
- * Excellent location on a primary road in a local shopping centre.
- * With a popular butcher section.
- * In front shop, separated from the main store, can be converted into a fruit and vegetable store.

Here are some key financial details:

- * Average weekly turnover: \$23,000 - \$28,000
- * Weekly rent: \$2,058 + GST + outgoing (after sublease)
- * Security long lease
- * Store size: Approximately 450 sqm
- * Two working full-time owners plus one full-time and two part-time employees.

It is possible to partially convert to a mixed fruit, vegetable, and grocery store, as there is high demand in this shopping strip.

The vendor wants quick sales with family commitments, so the price is reduced to \$249,000, plus stock (\$80,000 estimated).

This is an excellent opportunity for experienced operators. If you are a genuine buyer, don't miss this! Please call Roger on 0404 034 777 for more information and to arrange an inspection.

Roger Zhao
Specialist Business Broker
Galaxy Business Agency

M: 0404 034 777
E: roger@galaxybusinessagency.com.au
W: galaxybusinessagency.com.au

If you'd like more business information, such as the business address, please agree to and sign a Confidentiality Agreement and contact the broker.

The business images shown are for illustration purposes only and may not accurately represent the

Contact:

Roger Zhao
0404 034 777 or [0404 034 777](tel:0404034777)
aubizbuysell.com.au/123792

Business Brokers Network
Australia
Broker Ref: 22626



