



# For Sale

Location: **Sydney**  
Asking: **\$139,000 Plus Stock on hand**  
Type: **Hospitality-Cafes**

## UNDER MANAGEMENT CAFE | MAS195

This exceptional cafe, strategically situated right across from a bustling train station, is now available for sale.

Nestled in the heart of a vibrant community, this cafe enjoys a prime location, making it a popular choice for commuters, locals, and passersby. With the constant foot traffic from the nearby train station, the cafe is perfectly positioned to capture the attention of a diverse and steady stream of customers.

With a long-term lease in place, you'll benefit from cost-effective rent arrangements, allowing you to maintain healthy profit margins. There is also a dedicated team of loyal staff who are committed to staying on, ensuring a smooth transition for the new owner.

This cafe for sale is a rare opportunity to acquire a well-established business in a high-traffic location with the potential to increase profits further.

Don't miss out on the chance to make your mark in the thriving cafe industry. Contact us today to arrange a viewing and take the first step towards becoming the proud owner of this fantastic cafe. Your entrepreneurial journey begins here!

## Contact:

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