



For Sale

Location: **NSW**
Asking: **\$395,000 WIWO**
Type: **Retail Other**

Urgent sale Discount Variety Store WIWO \$395K including over \$400K Stock

Established discount store is the only one in a high-traffic shopping centre which includes Coles, Woolworths, Aldi Target, Aus Post and Service NSW.

Owner wants to retire and in is a hurry, so all offers considered. Stock at Value is approximately \$415k and included in the sale price so bargain hunters

Need to take a look at this one.

This store benefits from a loyal customer base and a diverse range of products, from household essentials to trendy gadgets, all at unbeatable prices. Key revenue periods centre around special days such as Halloween, Christmas, Australia Day, Easter and other Special Events. Product range includes everything from Hardware, stationary, electrical goods, kitchenware, costumes, tools, gadgets, party supplies and house maker items.

High Gross Margin on sales

Stock Value estimated at over \$400k (more than the asking price)

Long term lease

Easy to Manage

With a strong emphasis on value, this discount store has consistent sales even during challenging economic times. The store's inventory is extensive backed by supplier relationships that help keep product costs down and gross margins high. Stock value at cost is estimated by the owner at over \$400k and is included in the sale price.

Minimal staff are required and as an owner-operator, you'll find running this store to be straightforward and manageable. Comprehensive training will be provided, ensuring you can easily oversee daily operations. The store's processes and established routines allow you to focus on growth while minimising day-to-day stress. The potential for increased revenue through online sales and with the rising demand for budget-friendly shopping options, customer demand is strong.

A long-term lease is in place offering secure tenure by a supportive centre manager. All shop fittings, furniture and equipment is included in the sale.

Asking Price \$395k WIWO (all reasonable offers considered)

Contact:

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