



For Sale

Location: **VIC**
Asking: **\$259,000**
Type: **Service/Fuel Stations**

Sublease. The vendor has recently acquired this established site and rebranded it with a globally reputed brand.

Discover an exceptional opportunity to enter the fuel industry with a globally renowned brand at an established location. The current vendor, a leading fuel supply company, has recently acquired this site and invested significantly in its upgrade, including new bowsers and price board. This site, with its long-standing presence, is poised for success under a new owner-operator.

- * Global Brand Rebranding: The vendor has recently acquired this established site and rebranded it with a globally reputed brand.
 - * Affordable Rent: Enjoy a low rent of \$7,667 per month (excluding GST) plus outgoings.
 - * New Acquisition: As this site was recently acquired, no trading history is available.
 - * Long-Term Sublease: Benefit from an initial 10-year sublease dealer site, offering you the independence to set your own fuel prices and margins.
 - * Lease Transfer and Fuel Supply Agreement: The site has approximately 20 years of lease available. At the start of the second year, the vendor will transfer the head lease to the purchaser and provide a 14-year fuel supply agreement with the same fuel discounts.
 - * Rent-Free Period: Take advantage of a rent-free period until August 31, 2025.
 - * Training and Handover: Comprehensive training and handover will be provided to purchasers who require it.
 - * Exclusive Profits: The dealer retains 100% of shop sales and fuel-related profits.
 - * No Supplier Restrictions: There is no requirement to purchase shop products from a specific supplier.
 - * Ideal for Owner-Operators: This business is perfectly suited for owner-operators.
 - * Vetting and Finance: Purchasers will undergo a thorough vetting process and offers subject to finance will not be accepted.
- *Price \$259,000 + Stock Appx \$70,000

ONLY GENUINE BUYERS WITH SUFFICIENT FUNDS TO QUERY.

EXCLUSIVE LISTING WITH NATIONAL BUSINESS SALES & VALUATIONS

Contact:

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