



For Sale

Location: **NSW**
Asking: **\$245,000 + SAV**
Type: **Hospitality-Cafes**

Thriving Cafe in Shopping centre

Prime Location in suburban Lower Hunter Valley Shopping Centre, NSW

Here's your chance to own a booming, well-loved cafe in the heart of the bustling suburban Shopping Centre - right in the gateway to the Hunter Valley!

This thriving local favourite is renowned for its premium coffee, delicious cafe-style eats, and fresh light meals that keep customers coming back day after day.

Open 7 days a week, the cafe enjoys a strong and loyal following from local residents, miners, and shift workers, thanks to its popular takeaway meal packs-perfect for those on the go.

Key Highlights:

- High-quality coffee & food with an established reputation for excellence
- Diverse menu of light meals, snacks, and ready-to-go takeaway options
- Prime location within a busy shopping centre with consistent foot traffic
- Strong trade from takeaway meals for local mining, industrial, and residential customers
- Proven profitability with opportunities to grow even further
- Modern fit-out and inviting atmosphere - walk in and start trading immediately
- owner willing to stay on as part time/casual employee

This cafe is a perfect opportunity for a savvy operator, couple, or hospitality professional looking for a profitable, turn-key business with strong local roots and huge ongoing potential.

Cafes like this don't come up often - especially in booming growing suburbs!

Enquire today to find out more and secure your place at the centre of this thriving Hunter Valley Community

Contact:

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