



For Sale

Location: **Hobart**
Asking: **\$130,000 + SAV**
Type: **Hospitality-Cafes**

Profitable Eastern Shore Cafe | Loyal Local Following | Growth Trending Up

Moto Vecchia Cafe is a well-established, community-loved neighbourhood cafe located in the heart of Bellerive one of Hobart's most tightly held Eastern Shore suburbs. Known for its great coffee, friendly service, and loyal repeat customers, this cafe has become part of the daily routine for locals.

The business delivers consistent and improving financial performance, with FY2024 revenue of \$328,150 producing a net profit of \$40,635, and FY2025 actual YTD and forecast revenue of approximately \$345,000 with forecast profit of \$50,530.

Operating sensible daytime hours only, Moto Vecchia Cafe is ideal for an owner-operator seeking lifestyle balance without sacrificing profitability. The cafe is easy to run, supported by a small team, and benefits from a streamlined layout and proven workflow.

This is an excellent opportunity for a switched-on operator to enter the tightly held Eastern Shore cafe market with a proven performer that has traded well for many years.

Key Highlights

- Strong local customer base & repeat trade
- Affordable rent at \$1,854 per month
- Secure lease with 5-year renewal (expiring 2027)
- Fully fitted coffee van included
- Plant & equipment replacement value approx. \$86,930
- Clear upside through extended hours or growth initiatives

Sale Price: \$130,000 + SAV

Lic #597

Contact:

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Business Brokers Network
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Broker Ref: 25396



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