



FOR SALE

713 DANFORTH AVE, TORONTO

\$129,000

\$4,424 Gross Rent

1,200 Sq Ft

Doughnut QSR

VON DOUGHNUTS

Toronto's most popular doughnut business Von Doughnuts is available! Located in Greektown on the Danforth, this 7-year-old business has an incredible and proven product, great online reviews, top catering reputation, and still gets airplay from its famous "You Gotta Eat Here" episode.

Very impressive sales and NOI/EBITDA on top of owner's salary. Available with training and recipes or can be rebranded to another concept. Full hood system and kitchen.

1,200 sq ft space with great frontage on Danforth. Excellent lease of only \$4,424 gross rent including TMI, with 3 + 5 years remaining on the lease. 10 seats, 1 parking space at rear. Full cafe and espresso machine included. Tons of upside!

READY FOR SECONDS?

Call me to discuss this listing today.



RYAN EARL, Broker and Founder

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RE/MAX Ultimate Realty Inc., Brokerage
836 Dundas St W, Toronto, ON M6J 1V5

This document is not meant to solicit existing listings. (12.2002).

Carve REAL ESTATE



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TORONTO EAST END:



GERRARD

- Bakery and Cafe with kitchen
- 1,900 sq ft
- \$5,725 gross rent
- Great buildout for rebranding



DANFORTH

- QSR for rebranding on Danforth
- 1,200 sq ft
- \$3,400 gross rent
- 11 ft hood, pizza oven, and more!



QUEEN

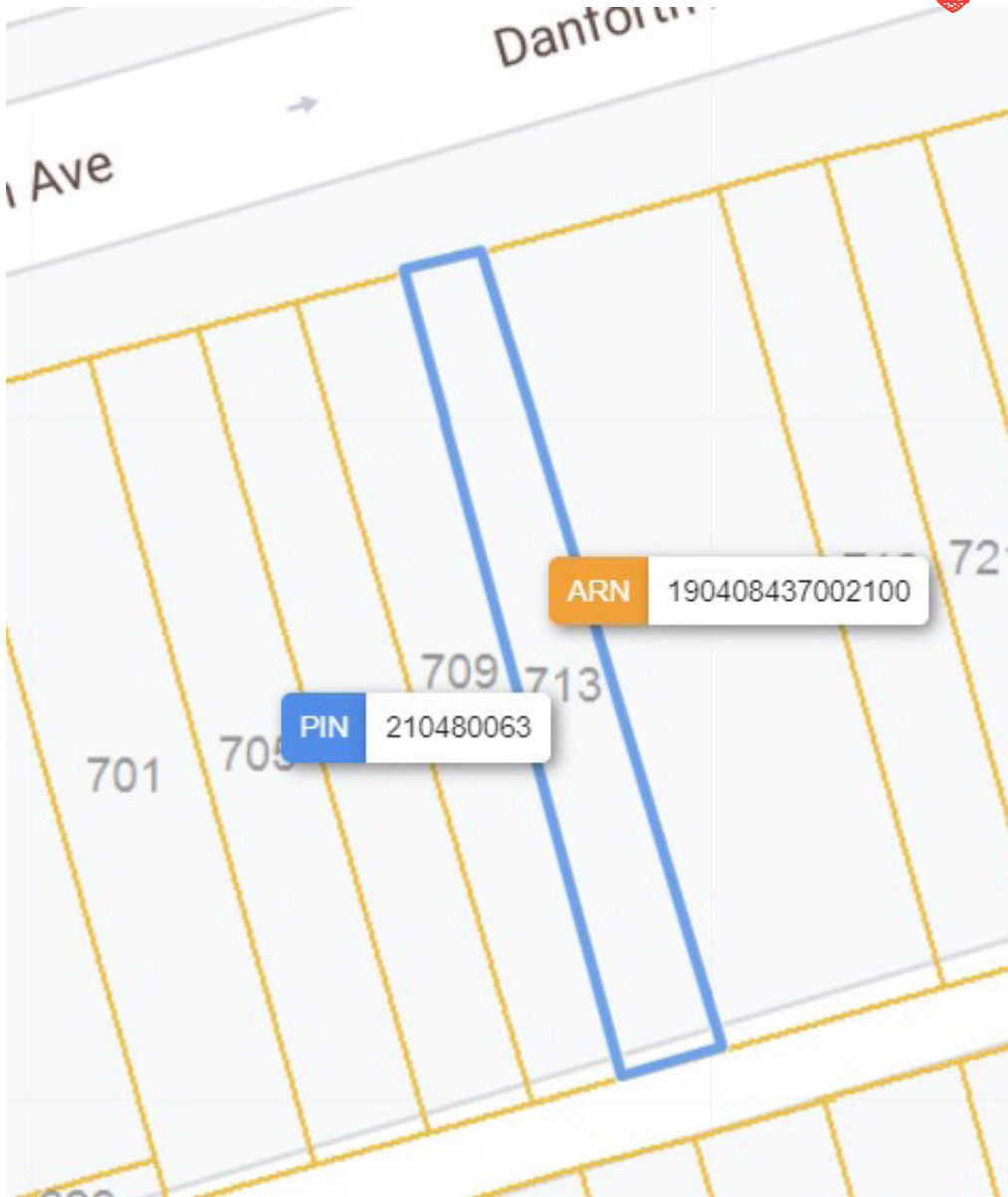
- Great locations in the Beaches
- 1,550 sq ft
- Below market lease \$5,200 Gross
- Profitable Pizza Franchise



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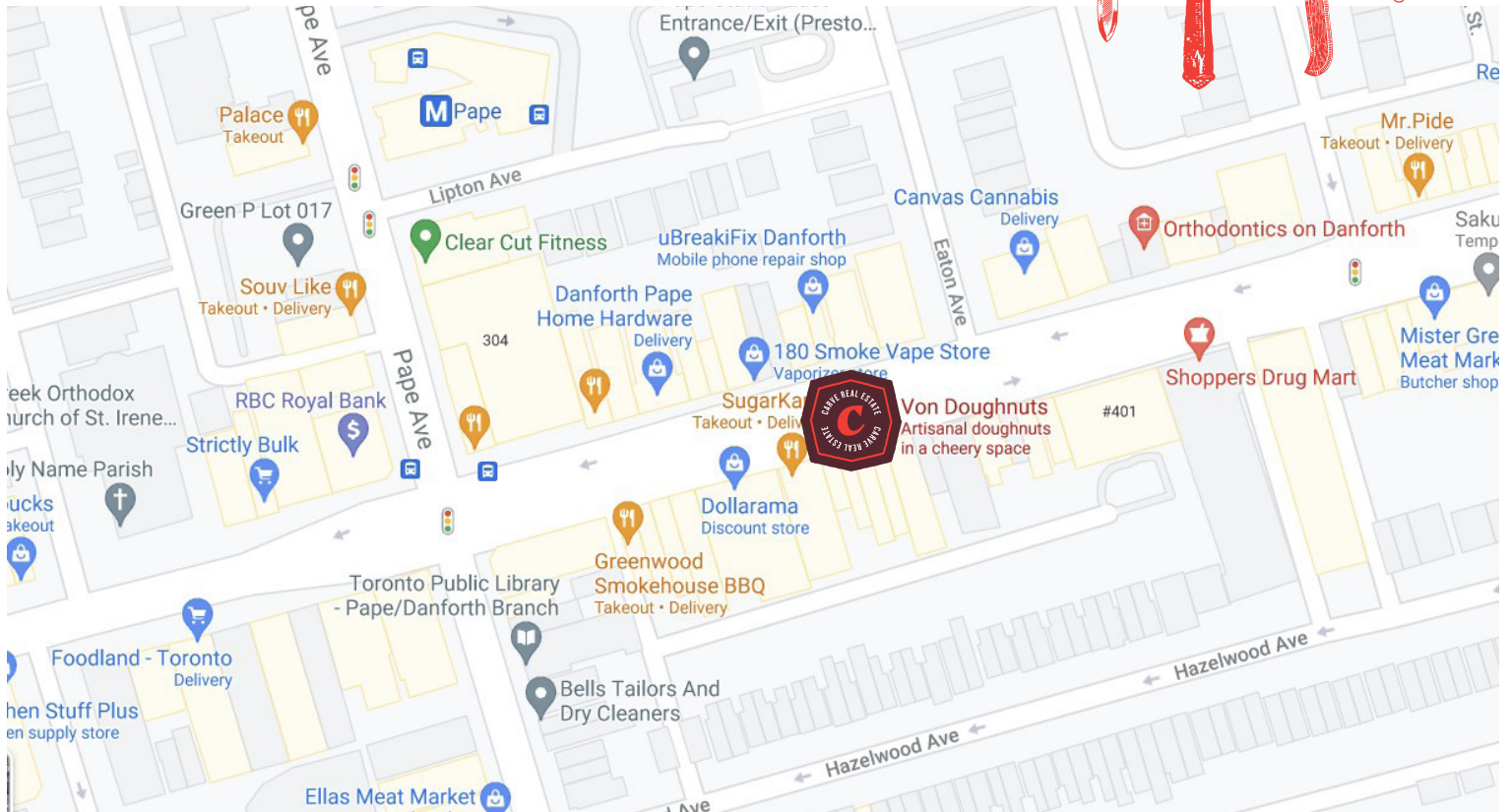
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BUILDING DETAILS

Great location in the heart of Greektown on the Danforth. Von Doughnuts has become a mainstay and destination both in the neighbourhood and online with it's catering business and reputation.

This unit stands out on a great block with excellent signage. There are patios, banks, and tons of retail all around.

Property Details: Situated between two subway stations, and just a 1-minute walk from Pape Station, this is prime Danforth. There is a full high and dry basement with storage, walk in fridge, office, and bathroom.

The kitchen is 500 sq ft and has a full hood system. Ideal for many different concepts and uses.

LOT SIZE

Frontage:

14.99 ft along Danforth Ave

Depth:

Approximately 115 ft

Raw Measurements:

10.80 ft x 111.33 ft x 13.86 ft x 111.20 ft

Total Area:

1,367.02 ft² (0.031 ac)



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