



FOR SALE

449 DANFORTH AVE, TORONTO

\$149,000

\$5,305 gross rent

900 Sq Ft

Burger QSR

WEST SIDE BURGER

East side on the West side! Danforth's own West Side Burger is a 900 sq ft quick-service restaurant (QSR) smack dab in the middle of Greektown. Surrounded by some of Toronto's most popular restaurants, subway stations, schools, and affluent residential neighbourhoods.

This QSR can service all of East York and Leslieville within its delivery radius, on top of the walk-in traffic, tourism, and Taste of the Danforth. Great opportunity with a modern buildout.

Great lease rate \$5,305 gross rent including TMI with 4 + 5 years remaining. Great google score and available with training, but can be rebranded into other cuisines/ concepts/franchises. Seating for 30 + 7 patio. 12 ft hood & 1 walk-in.

READY FOR SECONDS?

Call me to discuss this listing today.



RYAN EARL, Broker and Founder

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carverestate.com

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).

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OTHER QSR LOCATIONS:



SHAWARMA BOYS

- Great QSR West Toronto
- 800 sq ft
- Low rent of \$4,248 gross
- Very good sales and profitable



GOAT COFFEE

- Gorgeous QSR in East York
- 1,000 sq ft
- \$4,000 gross rent
- Full hood with patio



CINCO MEXICAN

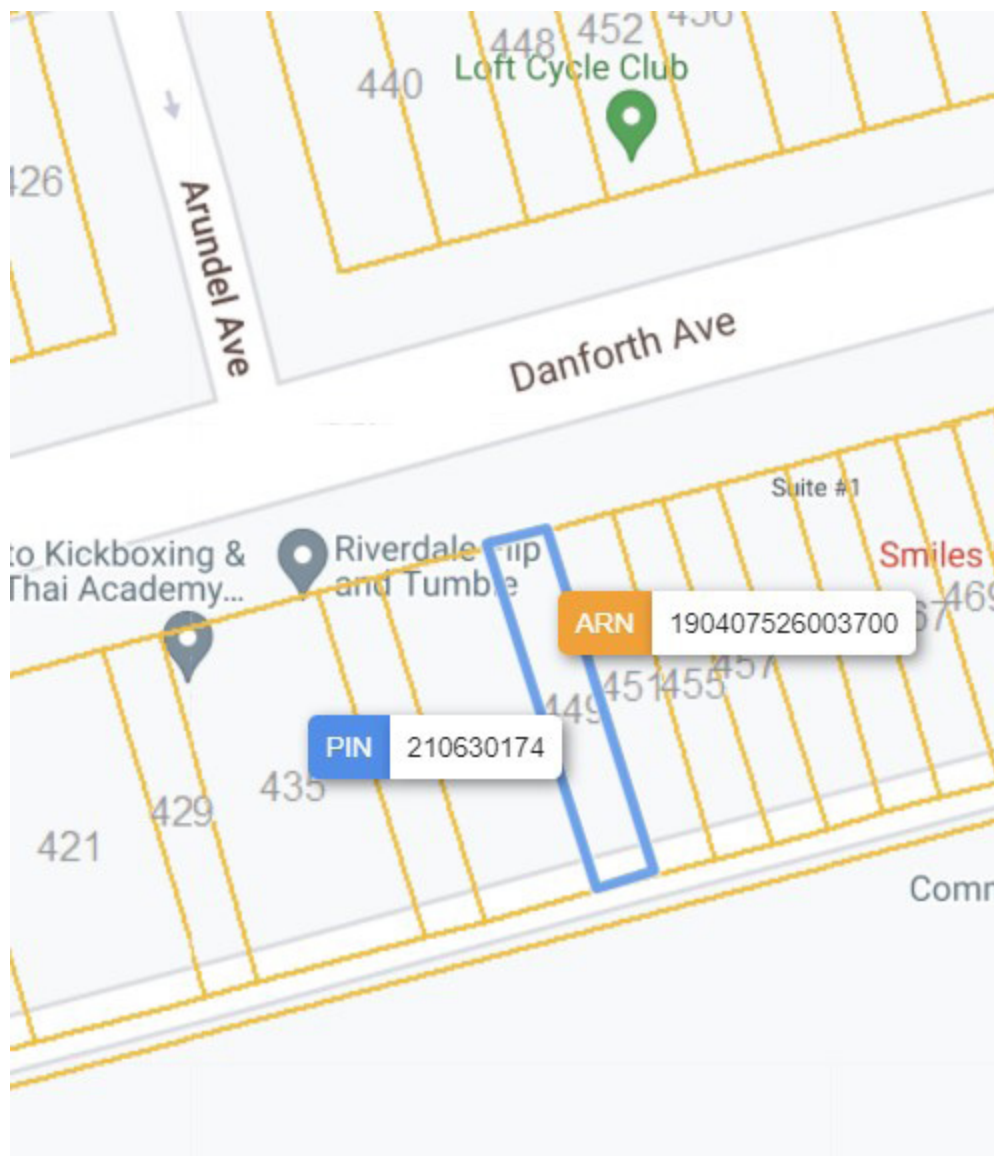
- Cinco Mexican Restaurant
- 1,000 sq ft
- \$6,371 gross rent
- Perfect for Sit-down or QSR!



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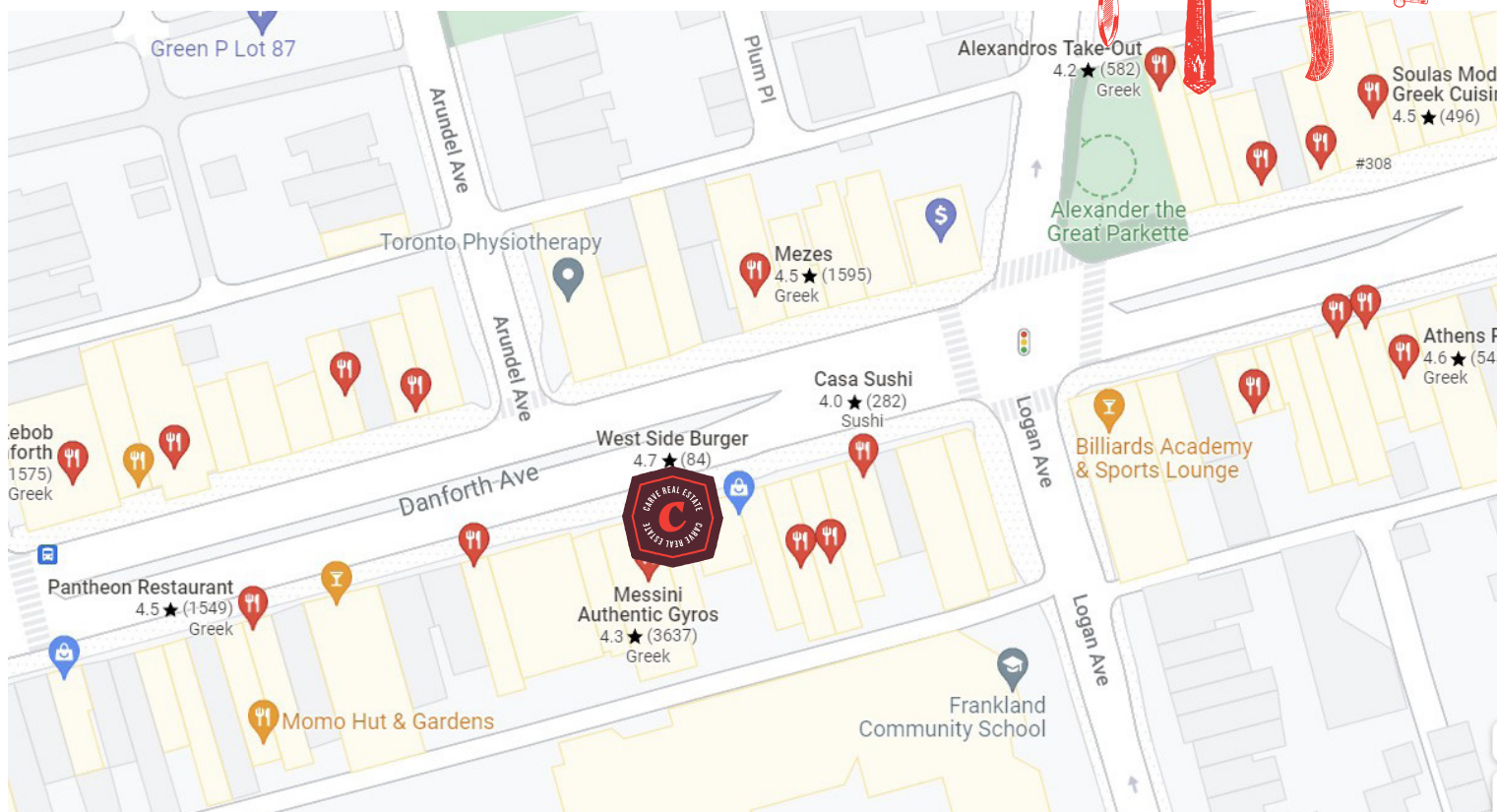
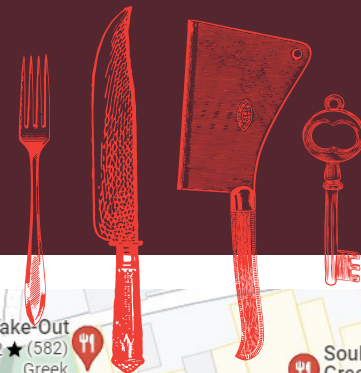
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BUILDING DETAILS

Greektown on the Danforth is one of Toronto's most famous neighbourhoods, and it is full of businesses, restaurants, offices, schools, and summer tourist traffic.

Of course there is also Taste of the Danforth which brings in literally millions of people every year.

Prime locations right in the heart of the neighbourhood, this AAA location has a long lease and term.

Property Details: This unit underwent a full upgrade when the current restaurant was built out, including lots of new equipment underneath the hood. There are 2 private parking spaces to the rear of the unit with alleyway access.

LOT SIZE

Frontage:
16.67 ft along Danforth Ave

Depth:
Approximately 102 ft

Raw Measurements:
17.40 ft x 102.24 ft x 17.26 ft x 102.23 ft

Total Area:
1,765.28 ft² (0.041 ac)



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