



FOR SALE

21 WILLIAM STREET S, LINDSAY ON

\$49,000

\$950 gross rent

1,200 Sq Ft

Licensed Restaurant

JUDY'S PLACE

Judy's Place in downtown Lindsay is a classic diner that has been serving locals and tourists alike for decades. This restaurant is just off of Kent Street on William and has an outstanding location. Surrounded by parking options including directly in front of the restaurant.

Full 6-ft commercial hood system with equipment. Seating for 52 perfect for breakfast and lunch in a 1,200 sq ft space that is easy to manage and staff.

Amazing lease rate of \$950 gross including TMI with 5 + 5 years on the lease. This concept can be taken over with training or bring in your own concept, cuisine, or franchise. No restrictions on the lease. Please do not go direct.

READY FOR SECONDS?

Call me to discuss this listing today.



RYAN EARL, Broker and Founder

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Royal LePage Signature Realty
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This document is not meant to solicit existing listings. (12.2002).

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OTHER LOCATIONS:



ZIGGY'S FISH & CHIPS

- Very profitable restaurant with buildings
- 3,526 sq ft + 1 income property
- No lease as building is owned
- Very profitable pay mortgage not rent



RED'S DINER

- Red's Diner in Trenton
- \$2,250 gross rent
- 2,500 sq ft
- Very profitable breakfast diner



DIMITRI'S RESTAURANT

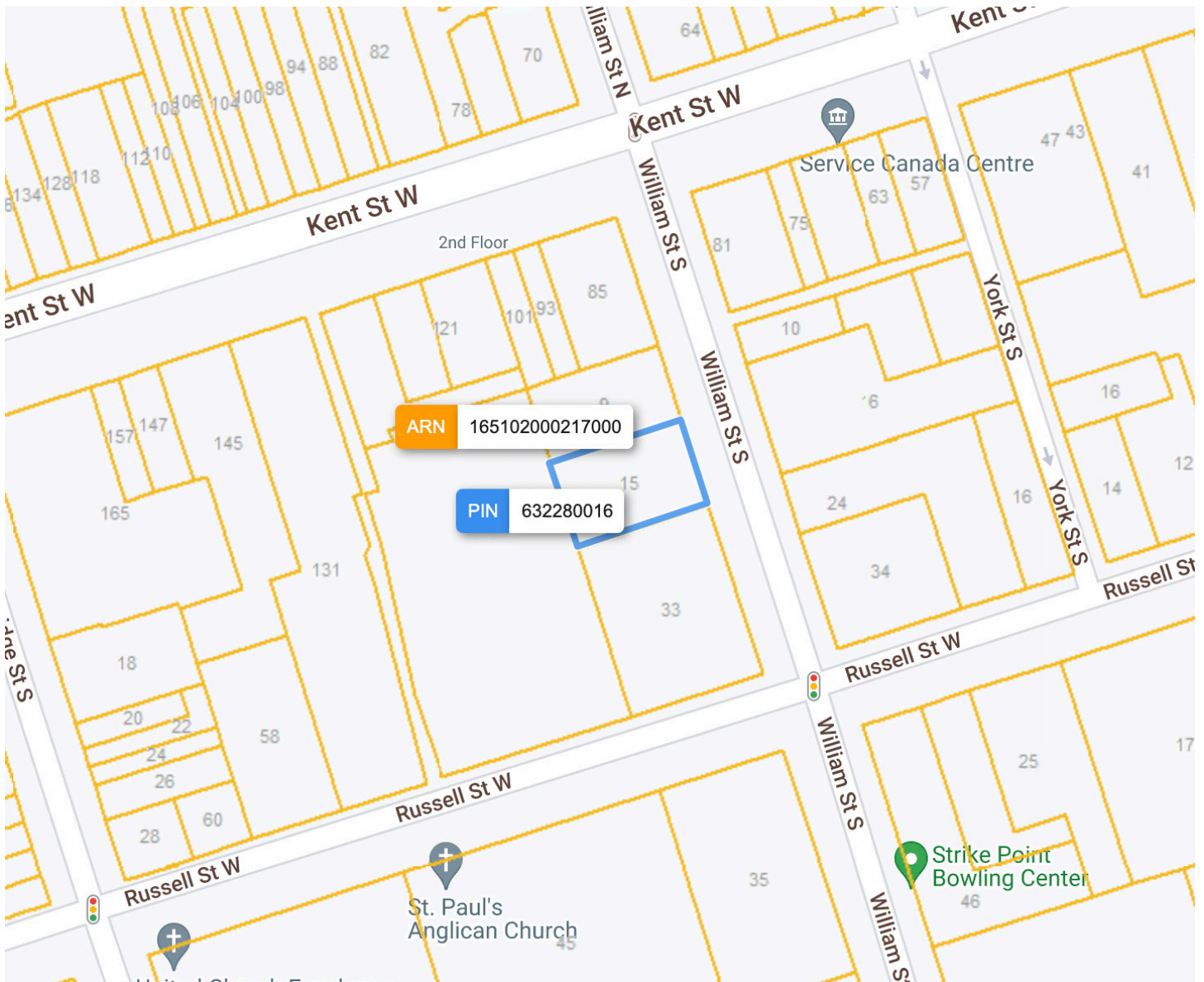
- Licensed Family Restaurant
- 4,500 sq ft
- Very good lease of \$6,275 Gross
- Licensed for 166 + 24 patio



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BUILDING DETAILS

Excellent location in downtown Lindsay Ontario that is one of the largest towns in the area. Second only to Peterborough in any direction, it is the largest community of any type in the City of Kawartha Lakes.

Home to a strong local population and major tourist crowds in the summer months, this quick-service restaurant is in an ideal spot for both local delivery and pick-up, along with being just a few hundred yards from the beach and marina.

Property Details: This unit is in great shape for its age and has solid bones. There are four parking spaces at the rear of the unit as well as full basement access.

This unit can easily be adapted into many other uses and concepts.

LOT SIZE

Frontage:
77.00 ft along William St S

Depth:
Approximately 112.20 ft

Dimensions:
74.17 ft x 115.66 ft x 74.17 ft x 116.37 ft

Size:
8,600.36 ft² (0.197 ac)



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