



FOR SALE

8290 HIGHWAY 27, WOODBRIDGE

\$649,000

ST. LOUIS BAR & GRILL

\$8,508 gross rent

Join the fun by owning your own St Louis Bar and Grill franchise restaurant. This 5 year old store enjoys good sales, large 160 inside seating capacity plus 36 on the patio that changes to 196 inside during the winter months. Lots of lease left, and great patio seating 36 people! Great store layout. Has 3 Phase power and lots of parking too! Easy to operate, great head office support check out our YouTube video...Great buildout of 3,500 sq ft.

3,500 Sq Ft

Great lease rate of \$8,508 gross rent including TMI, with 5 + 5 + 5 + 5 years remaining. Large 12-foot hood with 2 walk-ins. Great layout and easy to operate. Impressive sales and income for a hands-on operator. Please do not go direct.

Bar & Grill Franchise

READY FOR SECONDS?

Call me to discuss this listing today.



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

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OTHER LOCATIONS:



ST. LOUIS BAR & GRILL

- St. Louis Bar & Grill
- 2,514 sq ft
- \$10,176 gross rent
- Great location in Cambridge



CRABBY JOE'S BAR & GRILL

- Crabby Joe's Bar & Grill
- 4,925 sq ft
- \$15,468 gross rent
- Sports bar franchise in London



CHUCK'S ROADHOUSE BAR & GRILL

- Chuck's Roadhouse Bar & Grill
- 4,000 sq ft
- \$15,224 gross rent
- Sports bar franchise in Aurora

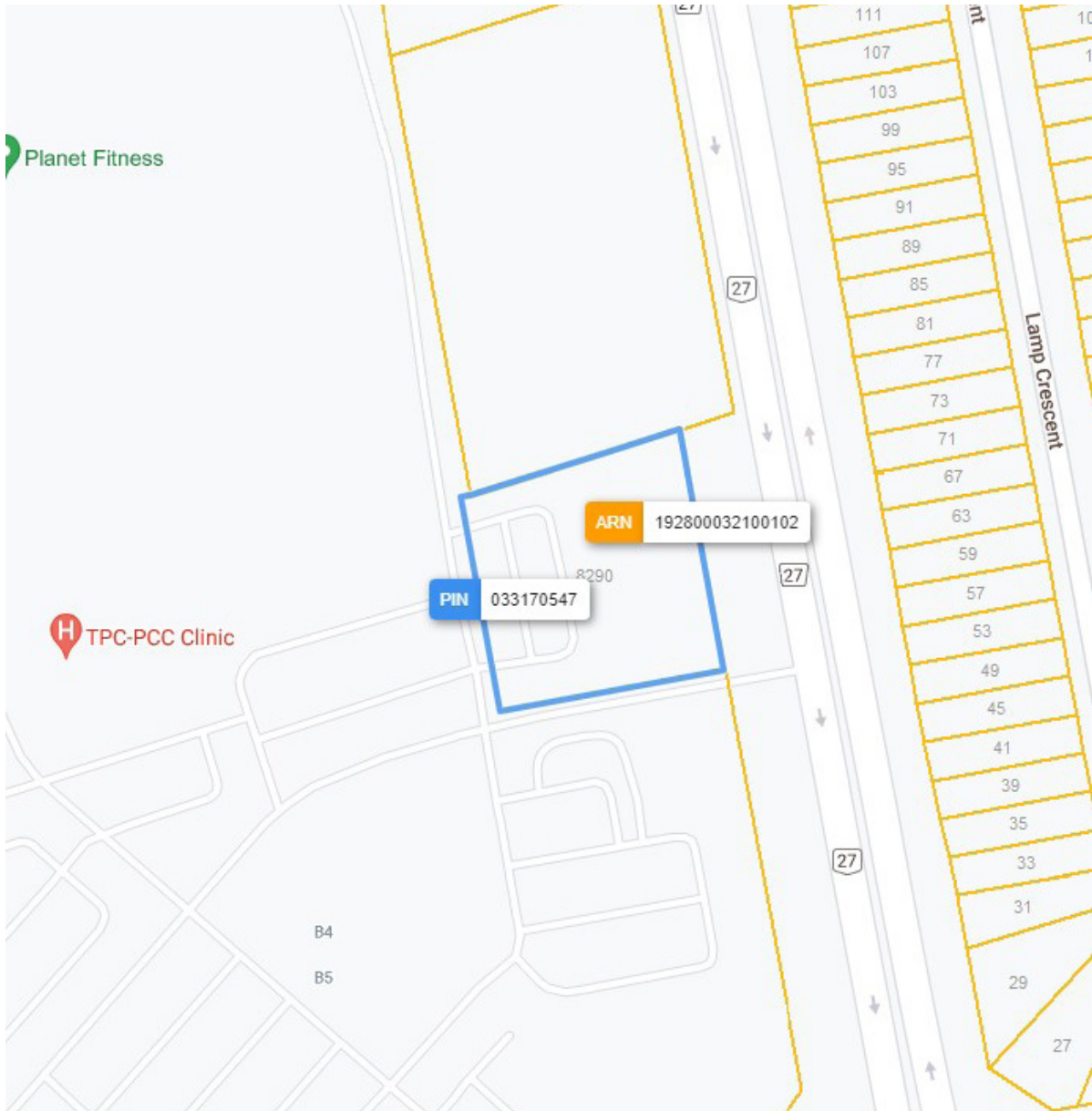


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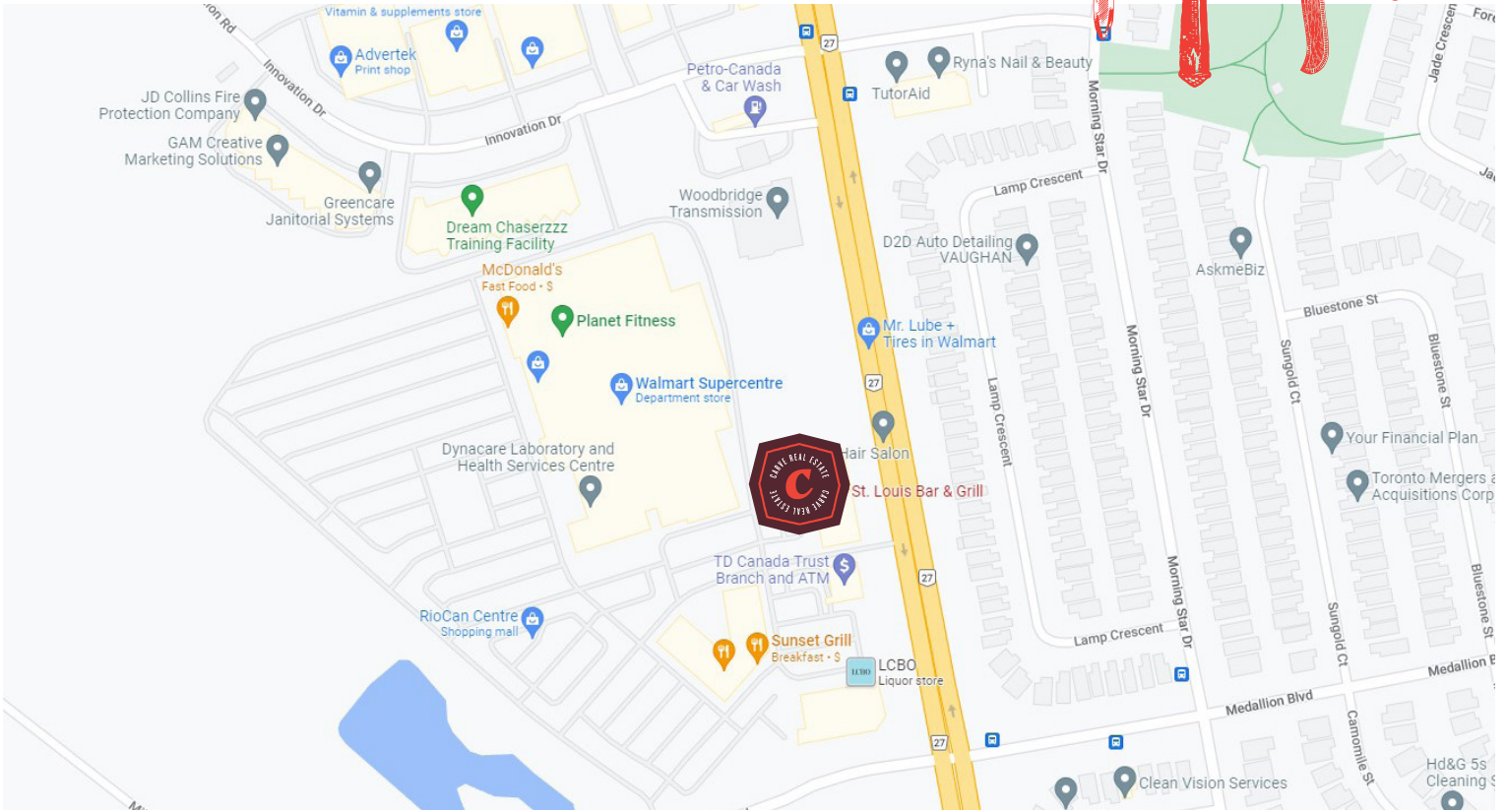
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BUILDING DETAILS

This is a AAA plaza with tons of great tenants that includes Walmart, McDonald's, Sunset Grill, the LCBO, TD Canada Trust, Booster Juice, and more.

It is literally surrounded by major highways including the 407, Hwy 7, 427, and the 400 just to the east.

There is tons of industry, offices, and affluent residential neighbourhoods. The plaza has pylon signage, great visibility and access, and tons of parking space.

Property Details: This space was vanilla shell before St. Louis moved in, and is essentially just 5 years old. This is a Riocan property and all of the services and leaseholds are excellent, including 200 amp 3-phase power.

LOT SIZE

Frontage:

219.47 along Highway 27

Depth:

Approximately 205.06

Dimensions:

198.35 ft x 0.99 ft x 7.87 ft x 194.61 ft x 205.06 ft x 219.47 ft

Size:

42,312.89 ft² (0.971 ac)



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