



**FOR SALE**

**432 CHURCH ST, TORONTO**

**\$224,000**

**\$13,900 Gross Rent**

**1,512 Sq Ft**

**Pizza QSR Franchise**

**READY FOR SECONDS?**

Call me to discuss this listing today.

## PI CO. PIZZA BAR

Pi Co. pizza franchise available in a AAA location on the corner of Church and Carlton. Constant pedestrian foot traffic on this corner with workers, commuters, residents, tourists, and students making up the neighbourhood mix. There are condos in every direction with more on their way. Maple Leaf Gardens is directly across the street.

Great sales that are increasing. Gorgeous historic building and a modern buildout turnkey and ready to go. 9% royalties with full training and support from head office pending approval. This is a perfect business for a hands-on operator. Please do not go direct or speak to staff.

\$13,900 Gross Rent including TMI with 6 + 5 years remaining. Seating for 20 with a great layout that is easy to staff. Beautiful franchise pizza oven. Street parking options for pickup and delivery.



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



# carve REAL ESTATE



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## OTHER LOCATIONS:



### BITTER N TWISTED

- Licensed Restaurant with Patio
- 2,200 Sq Ft
- \$8,600 Gross Rent
- Licensed for 30 + 100 patio



### HUMMINGBIRD PIZZA

- Licensed Restaurant & QSR
- 3,000 Sq Ft
- Licensed for 98
- Well-established pizzeria



### MOLTO BENE PIZZERIA

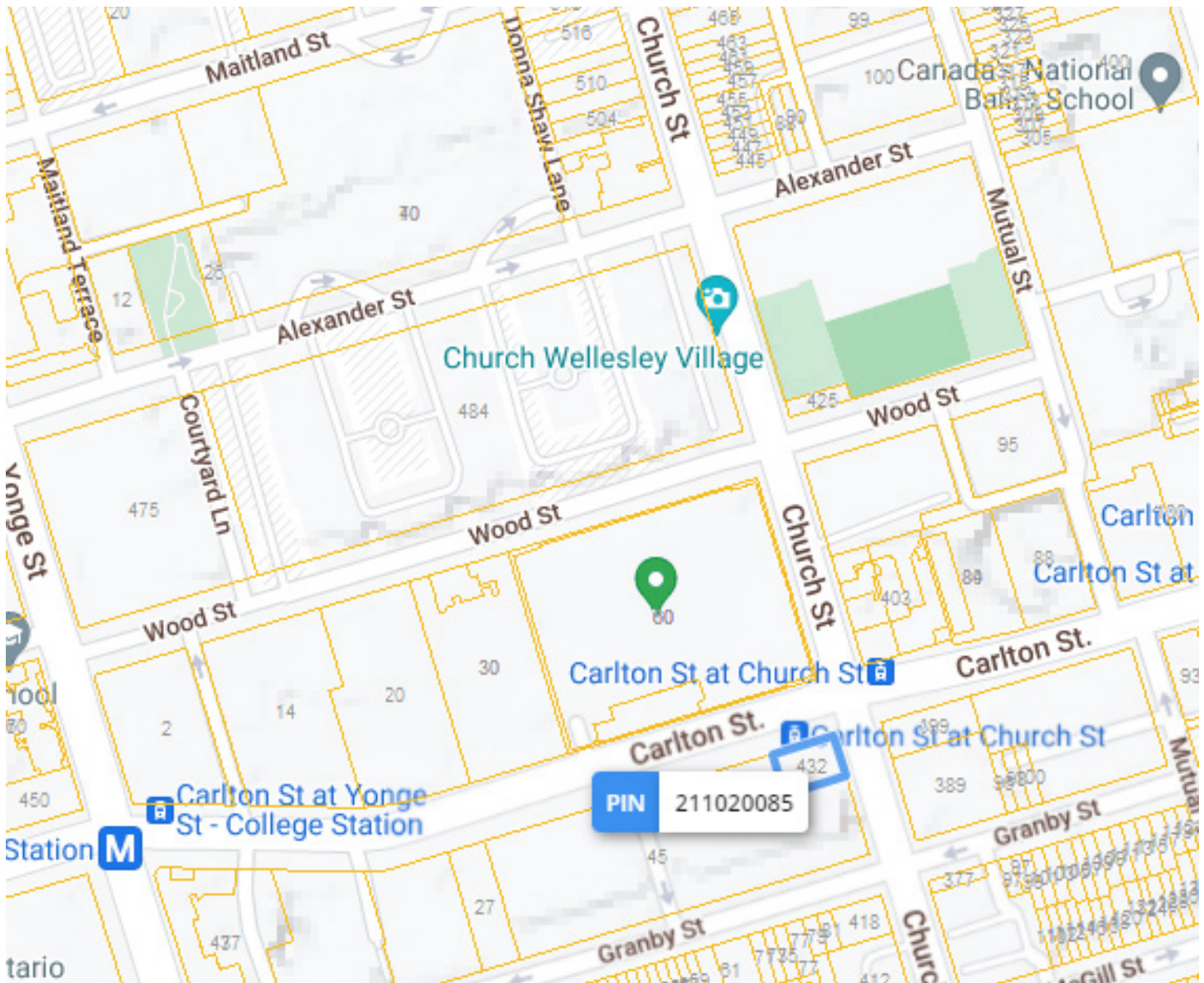
- Quick Service Restaurant QSR
- 1,100 Sq Ft
- \$3,097 Gross Rent
- Seating for 25



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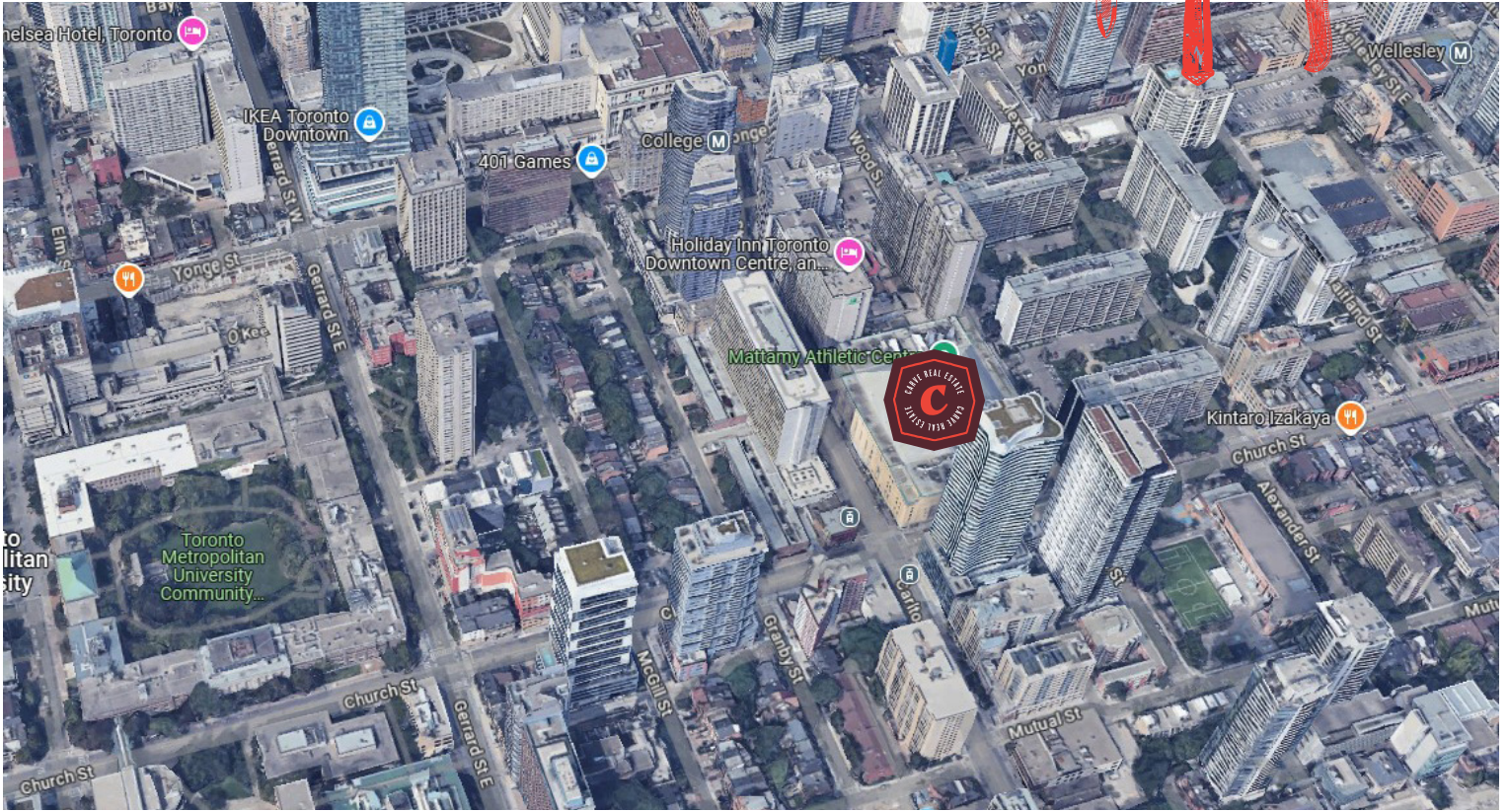


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## BUILDING DETAILS

This is an excellent neighborhood for a restaurant. The intersection of Church and Carlton is literally the border of The Village and Ryerson/TMU with Yonge Street just a big block away and the Subway with it. There is constant foot traffic here and a major attraction in the Gardens directly across the street. There are street parking options on both Carlton and Church Street, with buses going up and down Church and the streetcar on Carlton.

This building is simply gorgeous and protected giving the business a home that is free from demolition, something that is becoming harder to find in Toronto.

**Property Details:** This is a modern buildout dating back to only 2020. The leaseholds and equipment are all from that time and the unit is in excellent shape with access to common area.

### LOT SIZE

**Frontage:**  
57.24 ft along Church St

**Depth:**  
Approximately 87.53 ft

**Dimensions:**  
87.53 ft x 58.64 ft x 7.55 ft x  
0.76 ft x 80.18 ft x 57.24 ft

**Size:**  
5,037.51 ft<sup>2</sup> (0.116 ac)



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