



**FOR SALE**

**654 DANFORTH AVE, TORONTO**

**\$299,000**

**\$5,864 Gross Rent**

**1,450 Sq Ft**

**QSR Franchise**

## A&W RESTAURANTS

A&W franchise available in the heart of Greektown, located right at the corner of Pape and Danforth—just steps from the subway station. This high-traffic location is surrounded by schools, businesses, and constant pedestrian flow, making it ideal for both dine-in and takeout operations.

The restaurant is 1,450 sq ft with seating for 22, and operates with very established sales that support solid income for a hands-on owner. With a gross lease of only \$5,864 (including TMI) and term remaining, this is a rare opportunity in a prime Toronto neighbourhood.

Franchise royalties are 3.5% + 3.5%. Excellent potential for either an owner-operator or remote management. Please do not go direct or speak to staff.

**READY FOR SECONDS?**

Call me to discuss this listing today.



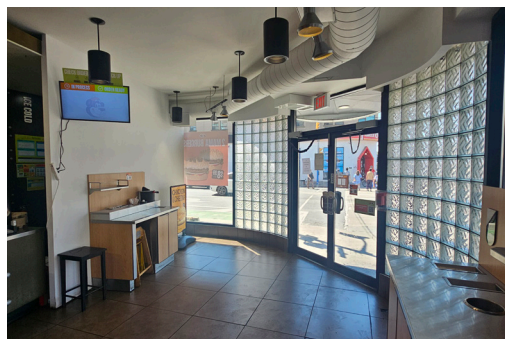
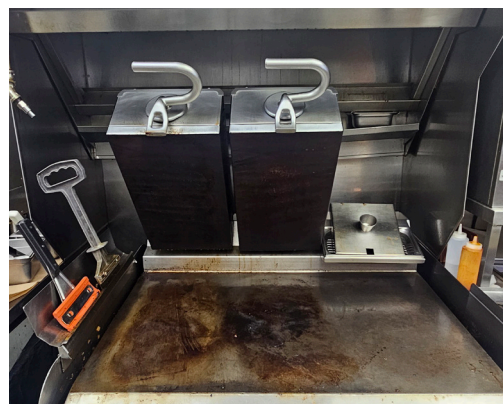
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## OTHER LOCATIONS:



### A&W - ST. LAWRENCE MARKET

- Burger QSR Franchise
- 2,482 Sq Ft
- \$17,917 Gross Rent
- Seating for 30



### A&W - DUPONT & CHRISTIE

- QSR Franchise
- 1,800 Sq Ft
- \$15,486 Gross Rent
- Seating for 10



### A&W - THE BEACHES

- QSR Franchise
- 2,000 Sq Ft
- \$9,336 Gross Rent
- Seating for 16



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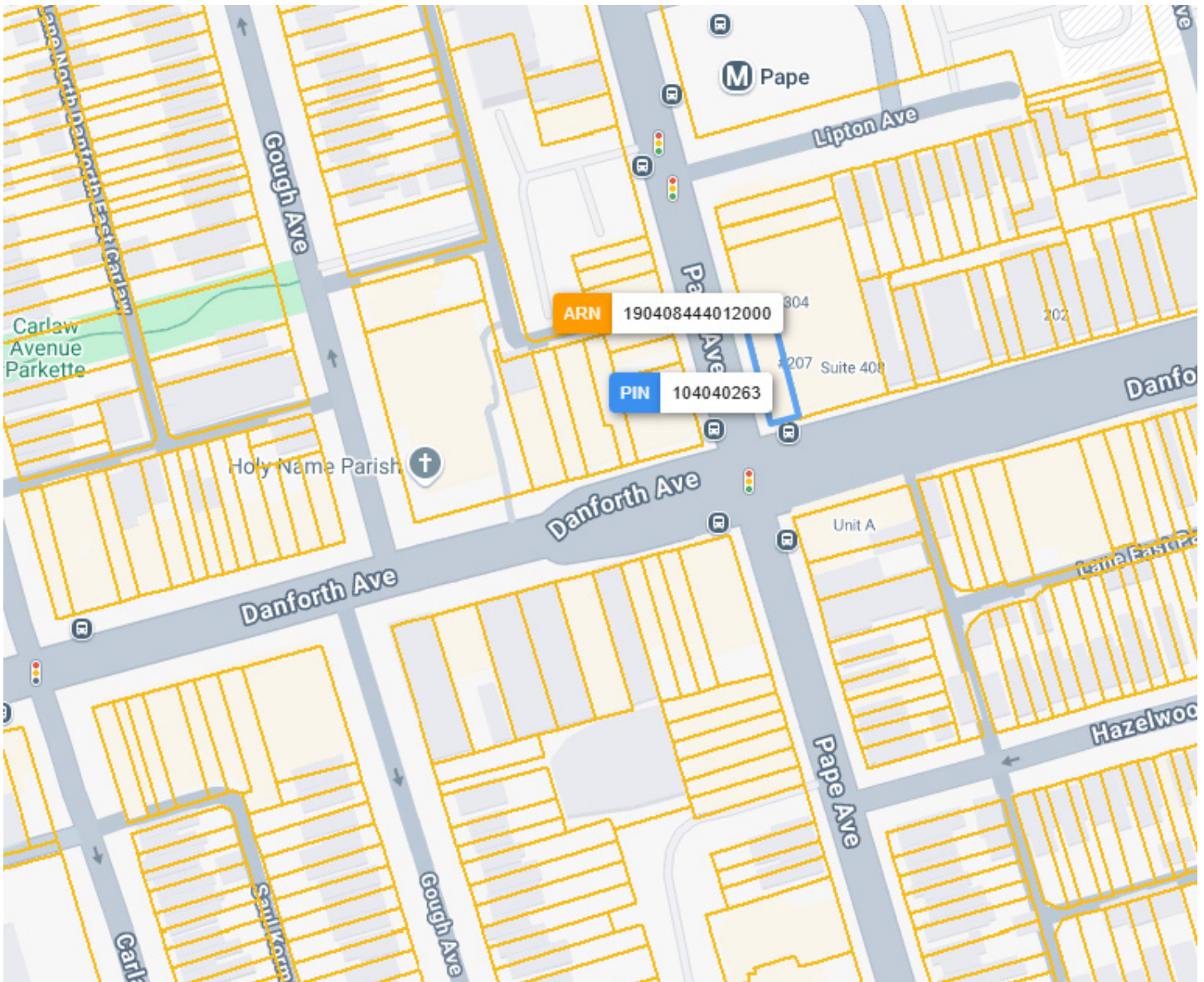
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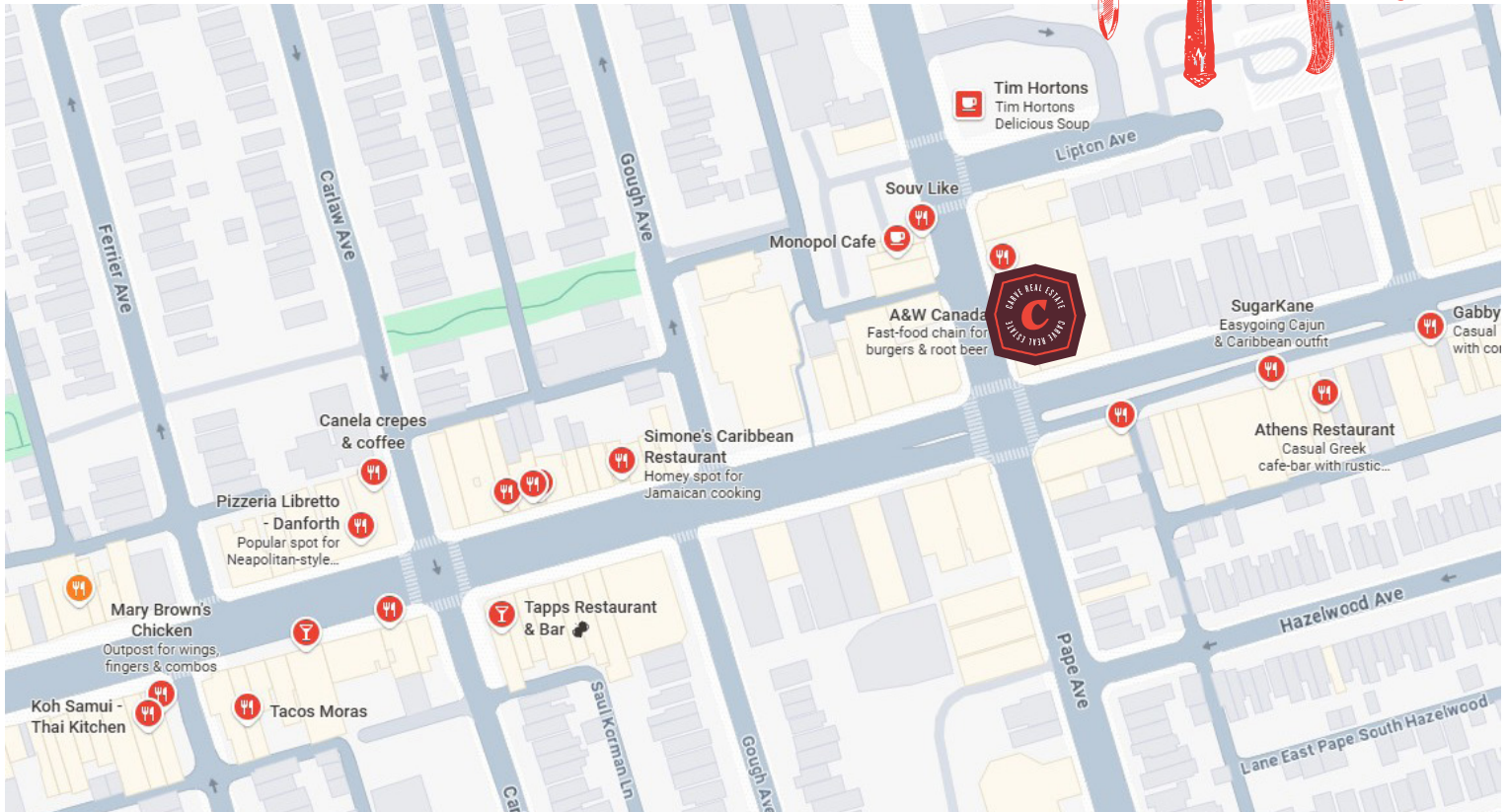


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## BUILDING DETAILS

This A&W is located on the highly visible northeast corner of Pape and Danforth, right in the heart of one of Toronto's busiest and most vibrant neighbourhoods. Established in 2013, the location benefits from strong brand recognition and steady foot traffic.

**Property Details:** The layout is designed for high-volume service, featuring a standard franchise kitchen setup that allows for efficient operations. The space includes 200-amp power and two washrooms, with tons of signage exposure on both Danforth and Pape, maximizing street presence.

An ideal opportunity for anyone looking to take over a well-established location with proven performance in a top-tier urban setting.

### LOT SIZE

#### Frontage:

25.00 ft along Danforth Ave

#### Depth:

Approximately 100.00ft

#### Dimensions:

26.08 ft x 101.02 ft x 26.03 ft  
x 101.06 ft

#### Size:

2,626.39 ft<sup>2</sup>(0.060 ac)



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