



FOR SALE

244 QUEEN ST E, BRAMPTON

\$99,000

\$5,795 Gross Rent

1,000 Sq Ft

Quick Service Restaurant

SUB INSPECTOR

Turnkey quick service restaurant (QSR) located on bustling Queen Street in Brampton. The 1,000 sq. ft. layout is ideal for this type of restaurant and offers an easy conversion into a different concept, cuisine, or franchise. This location benefits from excellent street exposure and steady foot traffic.

The lease is attractively priced at \$5,795 gross, including TMI, with 5 + 5 years remaining. Seating is limited to 12, and there is no basement to maintain, making it a low-maintenance operation. Multiple signs face Queen Street, providing great visibility for both walk-in customers and delivery services.

A dedicated parking lot for 10 cars further supports pickup and delivery operations. This is a rare opportunity to acquire a turnkey QSR in a prime Brampton location. Please do not contact staff or ownership directly.

READY FOR SECONDS?

Call me to discuss this listing today.



RYAN EARL, Broker and Founder
416-618-0054
ryan@carverealestate.com
carverealestate.com

LES MILBORN, Sales Representative
416-848-1166
les@carverealestate.com
carverealestate.com

Royal LePage® Signature Realty
Ind. Owned & Operated Brokerage
495 Wellington St W Suite 100, Toronto, ON M5V 1E9
This document is not meant to solicit existing listings. (12.2002).



RYAN EARL, Broker and Founder
416-618-0054
ryan@carverestate.com
carverestate.com

LES MILBORN, Sales Representative
416-848-1166
les@carverestate.com
carverestate.com

Royal LePage® Signature Realty
Ind. Owned & Operated Brokerage
495 Wellington St W Suite 100, Toronto, ON M5V 1E9
This document is not meant to solicit existing listings. (12.2002).



OTHER LOCATIONS:



HOLY SHAKES

- Quick Service Restaurant QSR
- 1,490 Sq Ft
- \$5,666 Gross Rent
- Seating for 12



ODD BURGER HAMILTON

- QSR Franchise
- 1,000 Sq Ft
- \$4,500 Gross Rent
- Seating for 8



MOLTO BENE

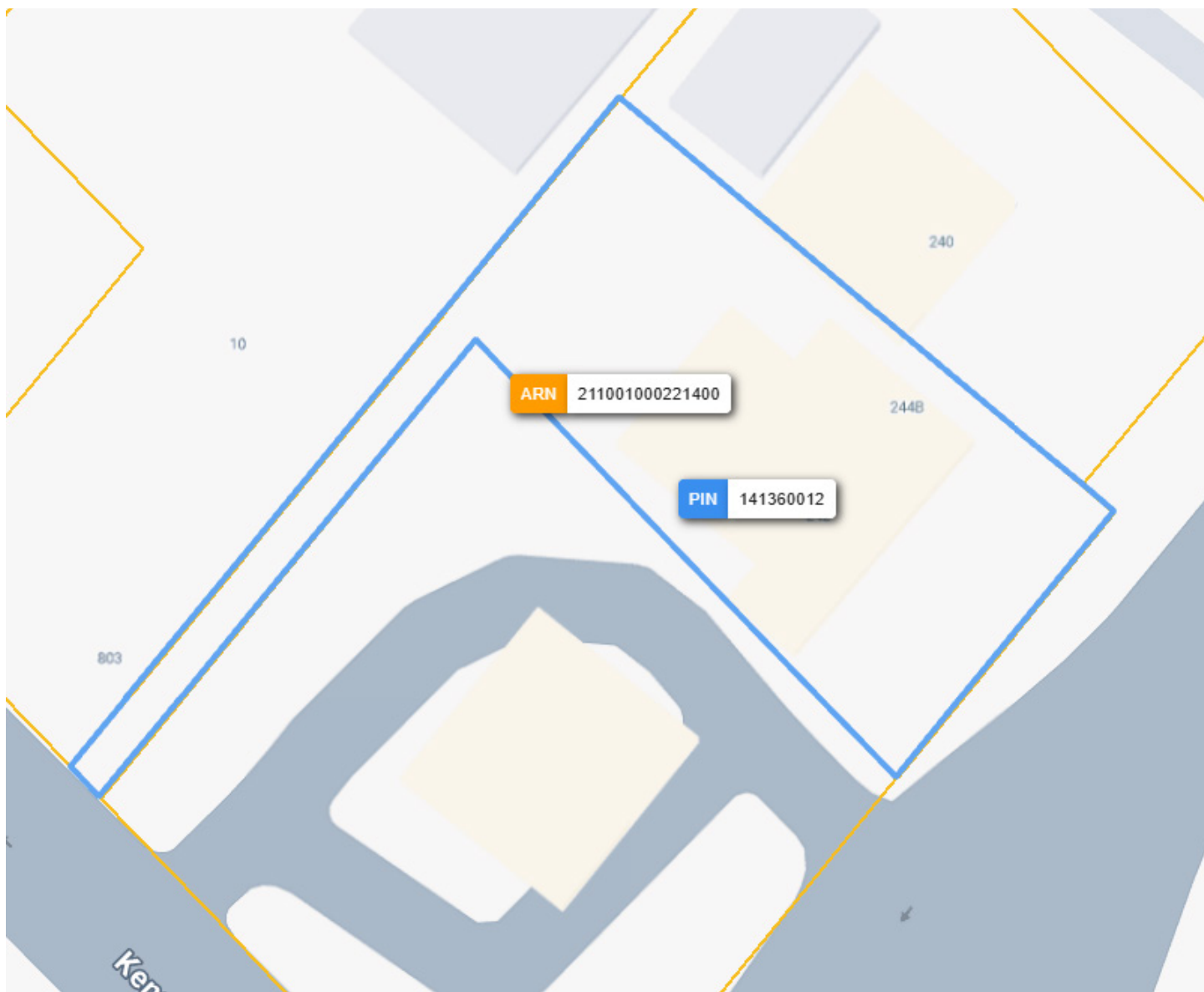
- Quick Service Restaurant QSR
- 1,100 Sq Ft
- \$3,097 Gross Rent
- Seating for 25



RYAN EARL, Broker and Founder
416-618-0054
ryan@carverestate.com
carverestate.com

LES MILBORN, Sales Representative
416-848-1166
les@carverestate.com
carverestate.com

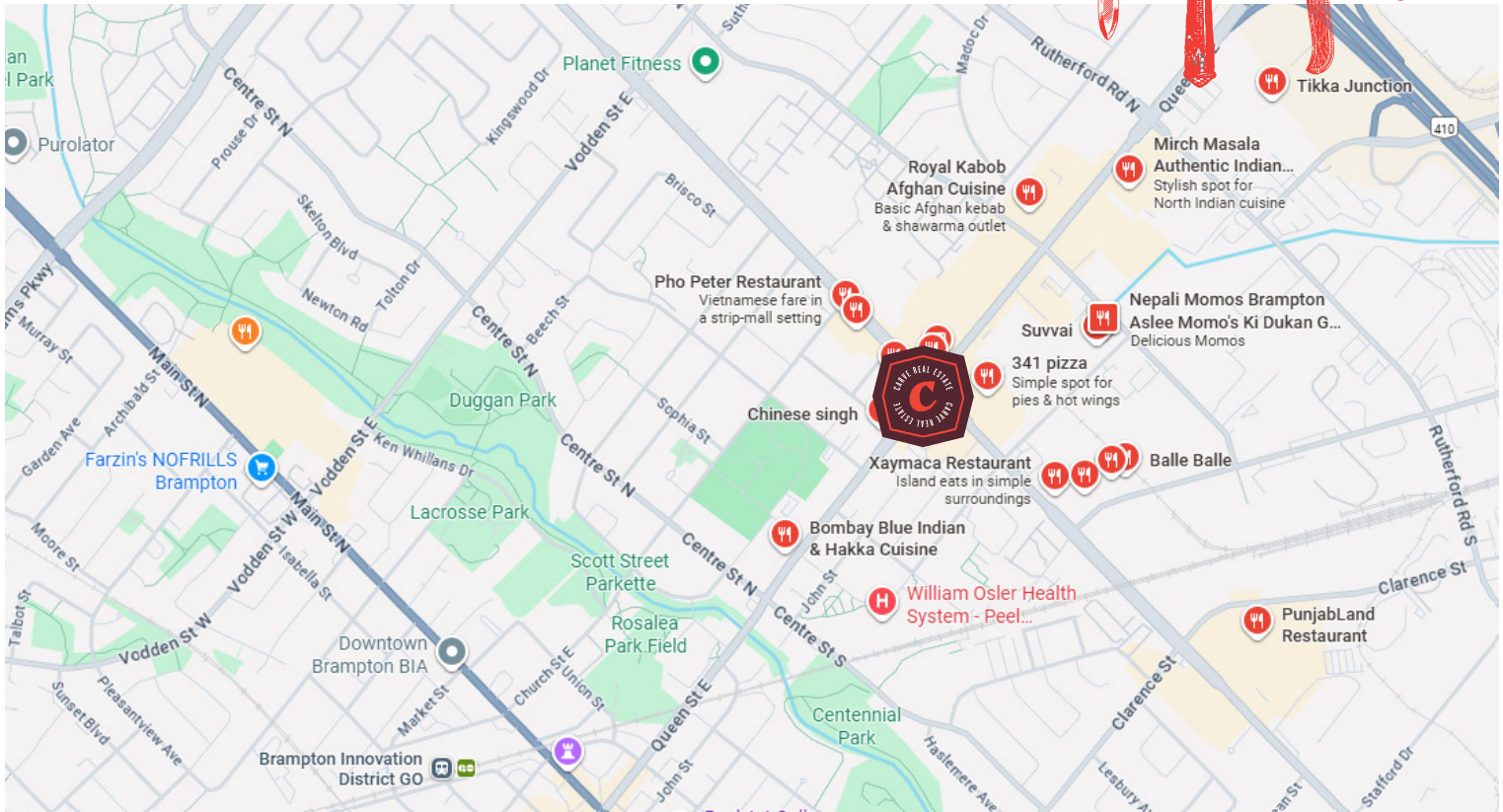
Royal LePage® Signature Realty
Ind. Owned & Operated Brokerage
495 Wellington St W Suite 100, Toronto, ON M5V 1E9
This document is not meant to solicit existing listings. (12.2002).



RYAN EARL, Broker and Founder
416-618-0054
ryan@carverestate.com
carverestate.com

LES MILBORN, Sales Representative
416-848-1166
les@carverestate.com
carverestate.com

Royal LePage® Signature Realty
Ind. Owned & Operated Brokerage
495 Wellington St W Suite 100, Toronto, ON M5V 1E9
This document is not meant to solicit existing listings. (12.2002).



BUILDING DETAILS

Located in a very busy plaza at the intersection of Kennedy and Queen, this property benefits from high traffic and excellent exposure. The area is surrounded by a mix of offices, industrial businesses, and residential developments, creating a strong customer base throughout the day.

This strip along both Kennedy and Queen features an abundance of restaurants and retail, making it a popular destination for lunch and dinner. The property offers great signage on the northwest side of Queen, ensuring excellent visibility to passing traffic and pedestrians.

Property Details: With 200-amp 3-phase power, the space is suitable for a wide variety of concepts and uses. Its versatile layout and prime location make it an ideal opportunity for businesses looking to establish themselves in a high-traffic, well-known area.

LOT SIZE

Frontage:
81.16 ft along Queen St E

Depth:
Approximately 152.28 ft

Dimensions:
204.09 ft x 10.07 ft x 139.72 ft x 143.15 ft
x 81.16 ft x 152.28 ft

Perimeter:
728.35 ft

Size:
12,475.36 ft² (0.286 ac)



RYAN EARL, Broker and Founder
416-618-0054
ryan@carverealestate.com
carverealestate.com

LES MILBORN, Sales Representative
416-848-1166
les@carverealestate.com
carverealestate.com

Royal LePage® Signature Realty
Ind. Owned & Operated Brokerage
495 Wellington St W Suite 100, Toronto, ON M5V 1E9

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