

FOR SALE

13458 TECUMSEH RD E, WINDSOR

\$99,000

\$2,435 Gross Rent

1,200 Sq Ft

QSR for Rebranding

QSR FOR REBRANDING

Modern Quick Service Restaurant (QSR) in the affluent eastern suburbs of Windsor at Saint Clair Beach, the juncture of Tecumseh Road East and Manning Road. Just about every major franchise and brand is in this area located just minutes off of the major highways of Windsor and close to the lake.

Modern buildout full of great leaseholds and equipment. Ideal takeover for expanding brands, concepts, and operators. Tons of parking in a huge AAA plaza.

Amazing lease rate of \$2,435 gross rent including TMI with 7 + 5 + 5 years remaining. Easy to operate and ideal 1,200 sq ft layout set up for take out. 2 Walk-ins and hood vent with 3 phase power, signage, and seating for 16.

READY FOR SECONDS?

Call me to discuss this listing today.



RYAN EARL, Broker and Founder
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This document is not meant to solicit existing listings. (12.2002).

carve REAL ESTATE



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OTHER LOCATIONS:



ODD BURGER TORONTO

- Steps from Yonge-Dundas Square
- \$8,802 Gross Rent
- 1,009 Sq Ft
- Seating for 10



ODD BURGER HAMILTON

- Available for rebranding
- 1,000 Sq Ft
- \$4,500 Gross Rent
- Seating for 8



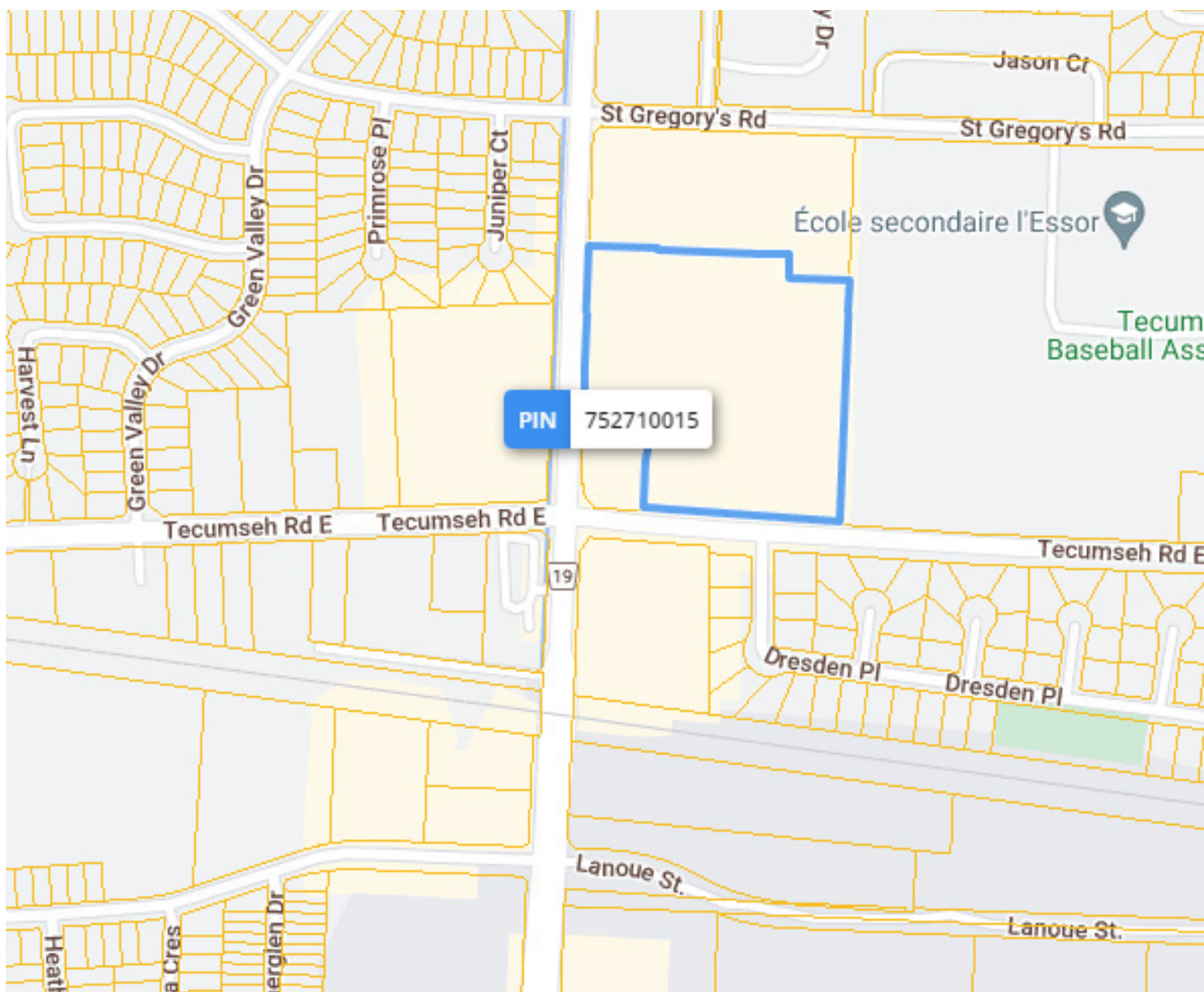
ODD BURGER WATERLOO

- Modern menu and consistent sales
- 1,000 Sq Ft
- \$4,500 Gross Rent
- 100+ parking spaces nearby



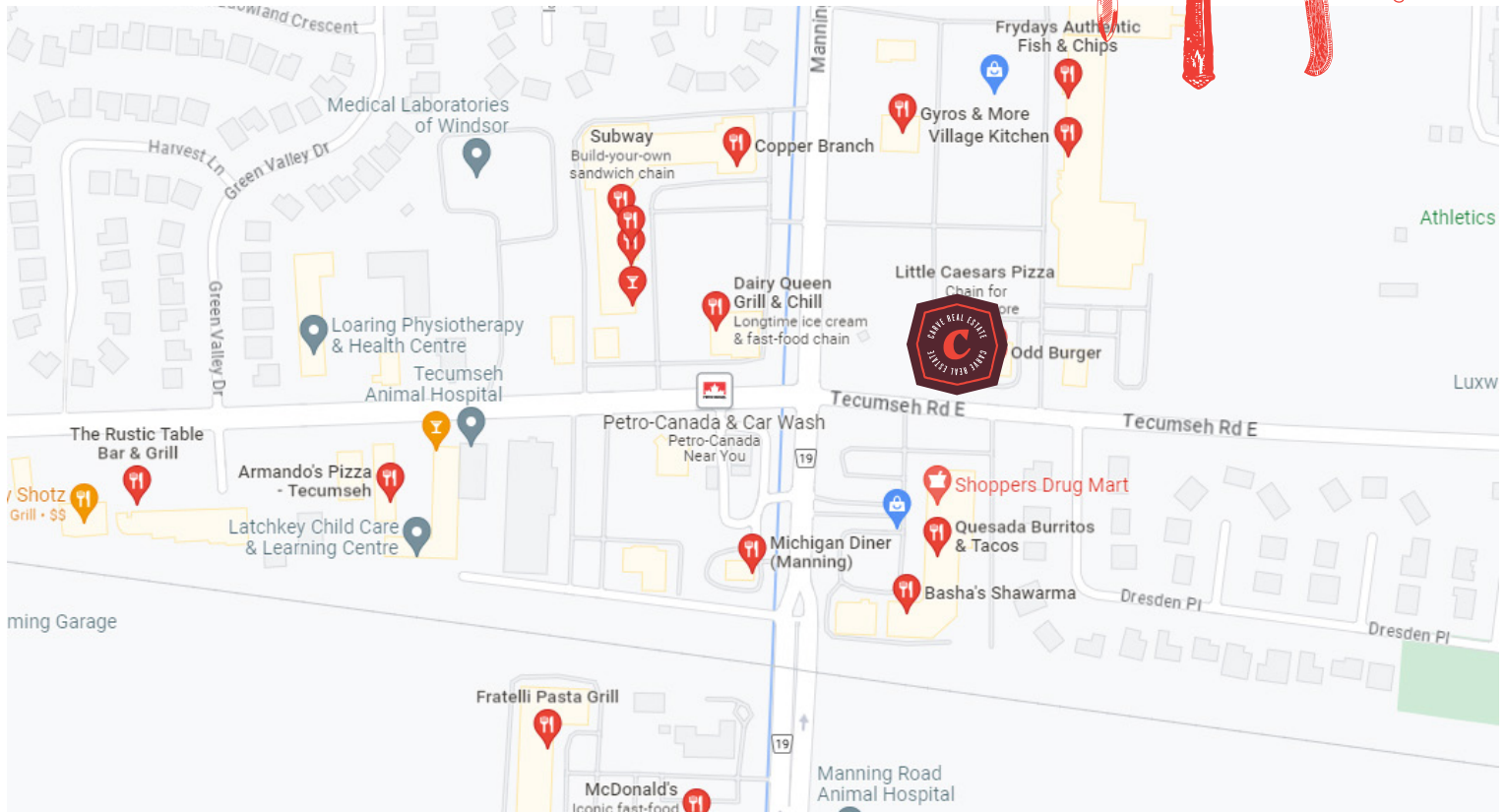
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BUILDING DETAILS

Saint Clair Beach and eastern Windsor in general is a very affluent area with lots of industry, green space, and business. This intersection in particular forms the nucleus of a major shopping, retail, and restaurant nexus where just about every major franchise in the area is represented.

There is great signage and visibility. There are many other food concepts already here in the plaza and as such there are restrictions.

Property Details: Concrete pad construction with modern leaseholds and systems. Ideal for conversion into different concepts, cuisines, and franchises.

LOT SIZE

Frontage:

644.72 ft along Tecumseh Rd E

Depth:

Approximately 701.30 ft

Dimensions:

13.17 ft x 12.91 ft x 17.67 ft x
2.17 ft x 369.83 ft x 507.84 ft x
86.81 ft x 508.87 ft x 668.53 ft
x 701.30 ft x 87.09 ft x 75.58 ft x
644.72 ft x 261.50 ft

Size:

162,717.88 ft² (3.735 ac)



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