



FOR SALE

160 KORTRIGHT RD W, GUELPH

\$399,000

\$5,993 Gross Rent

1,785 Sq Ft

Licensed Restaurant

READY FOR SECONDS?

Call me to discuss this listing today.

CUSINA MEDITERRANEAN BISTRO

Beautiful restaurant in a great plaza in Guelph ON! Cusina Mediterranean Bistro is a very successful business with a history of excellent sales and great margins. Located in a busy plaza in south Guelph and just off of Hwy 6 with tons of parking spaces and excellent signage.

The 1,785 sq ft layout is ideal with an intimate booth dominated dining room, large bar, pick up area, and patio. Licensed for 60 with a full chefs kitchen and big 16 ft commercial hood.

Attractive lease rate of \$5,400 gross rent with a long 7 + 5 year term remaining. Over 100 parking spaces in the plaza at the popular junction of Kortright and Edinburgh. Full training to be provided for new owners along with menu.



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OTHER LOCATIONS:



GUS & GUIDOS BACKYARD

- Licensed Restaurant with Patio
- 1,200 Sq Ft
- \$3,982 Gross Rent
- Licensed for 38



PARADISO

- Licensed Restaurant with Patio
- 4,200 Sq Ft
- \$11,283 Gross Rent
- Licensed for 160 + 67 Patio



2251 RYMAL ROAD EAST

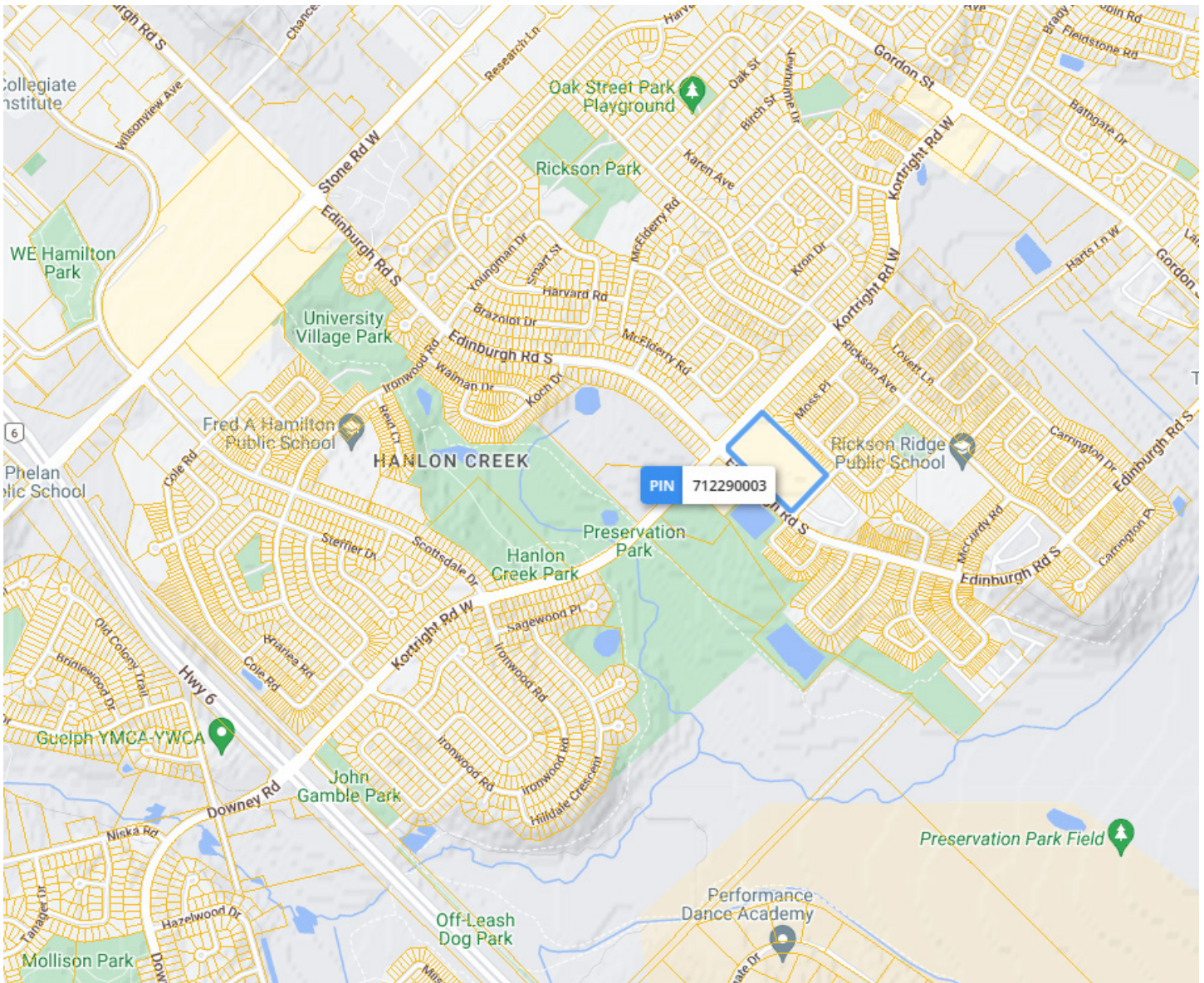
- Licensed Restaurant with Patio
- 3,612 Sq Ft
- \$10,000 Gross Rent
- Licensed for 129 +58 on Patio



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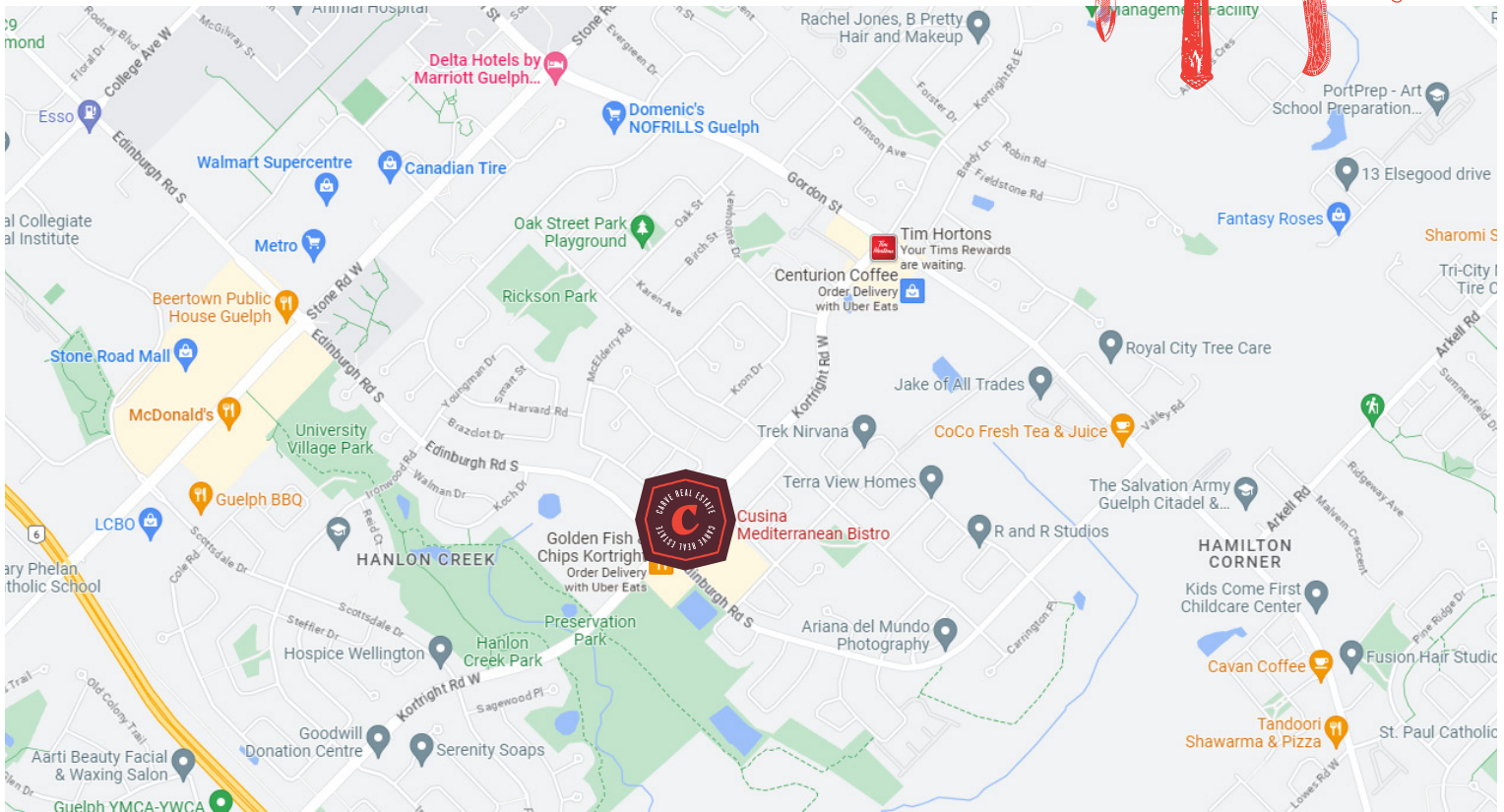
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BUILDING DETAILS

This money maker has a 12 year history in this plaza and has an outstanding reputation in the community. The annual awards on the wall back that statement up. Owner operated and run with hands-on ownership in both the front and back of house have resulted in a very profitable business with income on top of owners salaries.

The unit is in excellent condition with up to date leaseholds, equipment, and systems. This is the only restaurant in the plaza aside from sushi and takeout pizza and there is always ample parking options for customers, pickup, and third party app drivers.

Property Details: Hartsland Market Square is one of the premier plazas in southern Guelph. Close to Highway 6 and Highway 401 in an affluent area that is constantly growing and expanding.

The unit has 200-amp 3 phase power and is in excellent condition and shape. The exterior of the plaza is very attractive.

LOT SIZE

Frontage:

427.91 ft along Kortright Rd W

Depth:

Approximately 747.50 ft

Dimensions:

103.27 ft x 420.29 ft x 6.70 ft x
6.70 ft x 6.70 ft x 6.70 ft x 6.70 ft x
747.50 ft x 6.91 ft x 6.91 ft x 6.91 ft
x 6.91 ft x 427.91 ft x 683.40 ft

Size:

351,000.02 ft² (8.058 ac)



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