



FOR SALE

747 GREAT NORTHERN RD, SAULT STE. MARIE

\$899,000

\$7,732 Gross Rent

2,200 Sq Ft

QSR Franchise

QDOBA - MEXICAN EATS

Premium QDOBA Mexican Eats franchise opportunity in a AAA Sault Ste. Marie location with excellent sales and strong net operating income. This is a great opportunity to own one of the leading U.S.-based QSR brands in an established Canadian market.

The restaurant features a 2,200 sq ft layout with seating for 30 inside plus 10 on the patio, along with a valid liquor licence. The kitchen is fully equipped with a large 20-ft commercial hood and walk-in fridge, while the standalone building offers parking for 25 and tons of signage and visibility.

Great lease rate of \$7,732 gross rent including TMI with an outstanding 5 + 5 + 5 + 5 year term remaining. Royalties are 5% + 3.25%. Please do not go direct or speak to staff or ownership.

READY FOR SECONDS?

Call me to discuss this listing today.



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

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Ind. Owned & Operated Brokerage
495 Wellington St W Suite 100, Toronto, ON M5V 1E9
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OTHER LOCATIONS:



A&W

- QSR Burger Franchise
- 1,700 Sq Ft
- \$6,227 Gross Rent
- Seating for 26



COBS BREAD

- Bakery QSR Franchise
- 1,300 Sq Ft
- \$8,371 Gross Rent
- Prime location



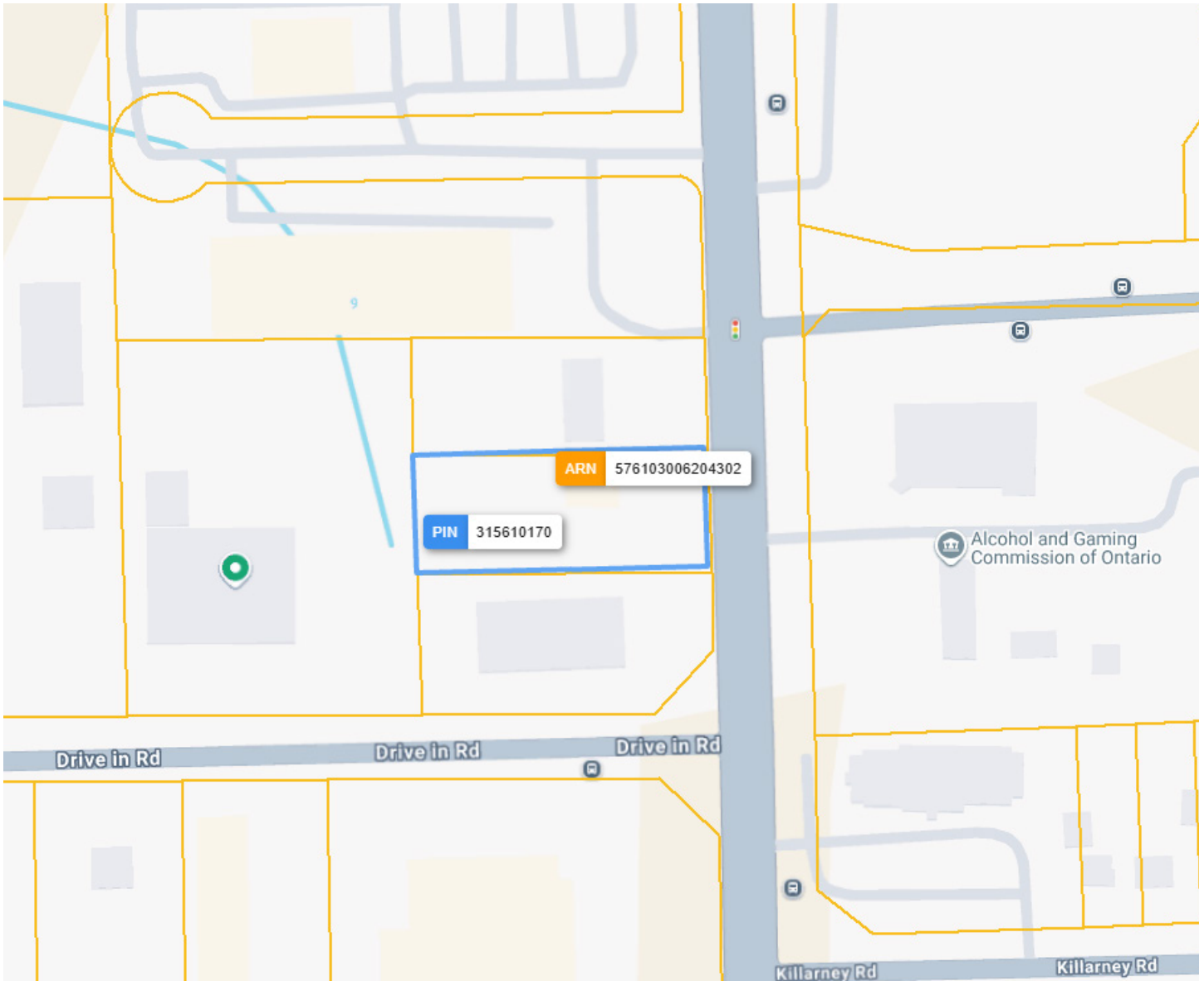
POPEYES LOUISIANA KITCHEN

- Fried Chicken QSR Franchise
- 2,200 Sq Ft
- \$5,463 Gross Rent
- Seating for 24



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BUILDING DETAILS

Sault Ste. Marie is the major commercial hub of Northern Ontario, serving a regional population well beyond the city itself. Its location on the U.S. border brings additional cross-border traffic, while tourism, post-secondary institutions, healthcare, government, and industry contribute to a diverse and stable customer base.

The standalone building is a major asset, with excellent street presence, substantial signage opportunities, and dedicated parking. The premises are built for serious commercial use with 200-amp 3-phase power, durable steel roof construction, and a solid concrete pad.

This is a strong physical location for a high-volume restaurant operation, combining excellent infrastructure with the visibility and accessibility of a standalone site in one of Northern Ontario's most important commercial markets.

LOT SIZE

Frontage:
120.00 ft

Depth:
300.00 ft approx

Dimensions:
296.39 ft x 119.73 ft x 296.33 ft x 119.73 ft

Perimeter:
830.05 ft

Size:
35,477.81 ft² (0.814 ac)

Lot Measurement Accuracy:
LOW



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