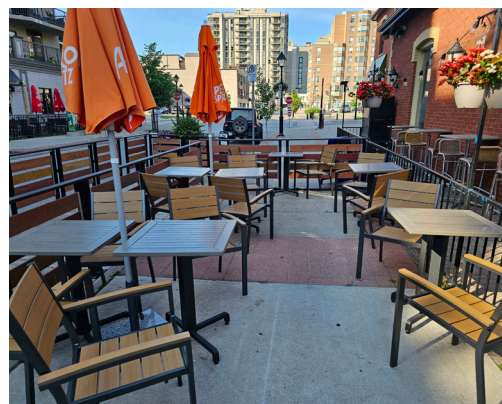




FOR SALE

2041 PINE ST, BURLINGTON

\$299,000

\$11,283 Gross Rent

4,200 Sq Ft

Licensed Restaurant with Patio

READY FOR SECONDS?

Call me to discuss this listing today.

PARADISO BURLINGTON

The beautiful Paradiso Restaurant in downtown Burlington is now available for purchase. This premium 4,200 sq ft space is located in the heart of the city within the charming Village Square shopping mall. In operation since 2003, Paradiso has built an excellent reputation with consistent sales and strong local support.

The restaurant is licensed for 160 indoors, with an additional 67 seats on a stunning south-facing patio ideal for people watching. The interior features a full production kitchen with two commercial hoods (10 ft and 20 ft), a bar, and multiple dining rooms well-suited for private events and parties.

The lease is very competitive at \$11,283 gross rent with 2 + 5 + 5 years remaining. A turnkey opportunity in one of Burlington's most desirable locations. Please do not go direct or speak to staff or ownership.



RYAN EARL, Broker and Founder
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carverestate.com

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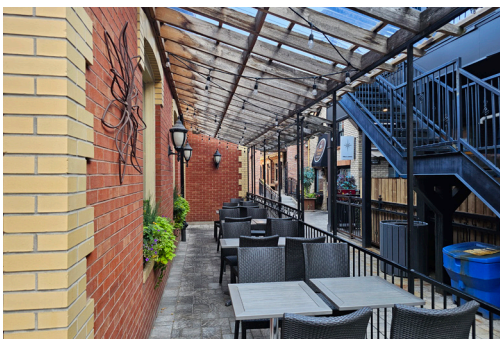
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OTHER LOCATIONS:



REINA DE MEXICO

- Beautiful fully licensed restaurant
- 1,400 Sq Ft
- \$6,200 Gross Rent
- Licensed for 45



GUS & GUIDO'S BACKYARD

- Great sales & a very loyal local following
- 1,200 Sq Ft
- \$3,982 Gross Rent
- Licensed for 38 + Patio



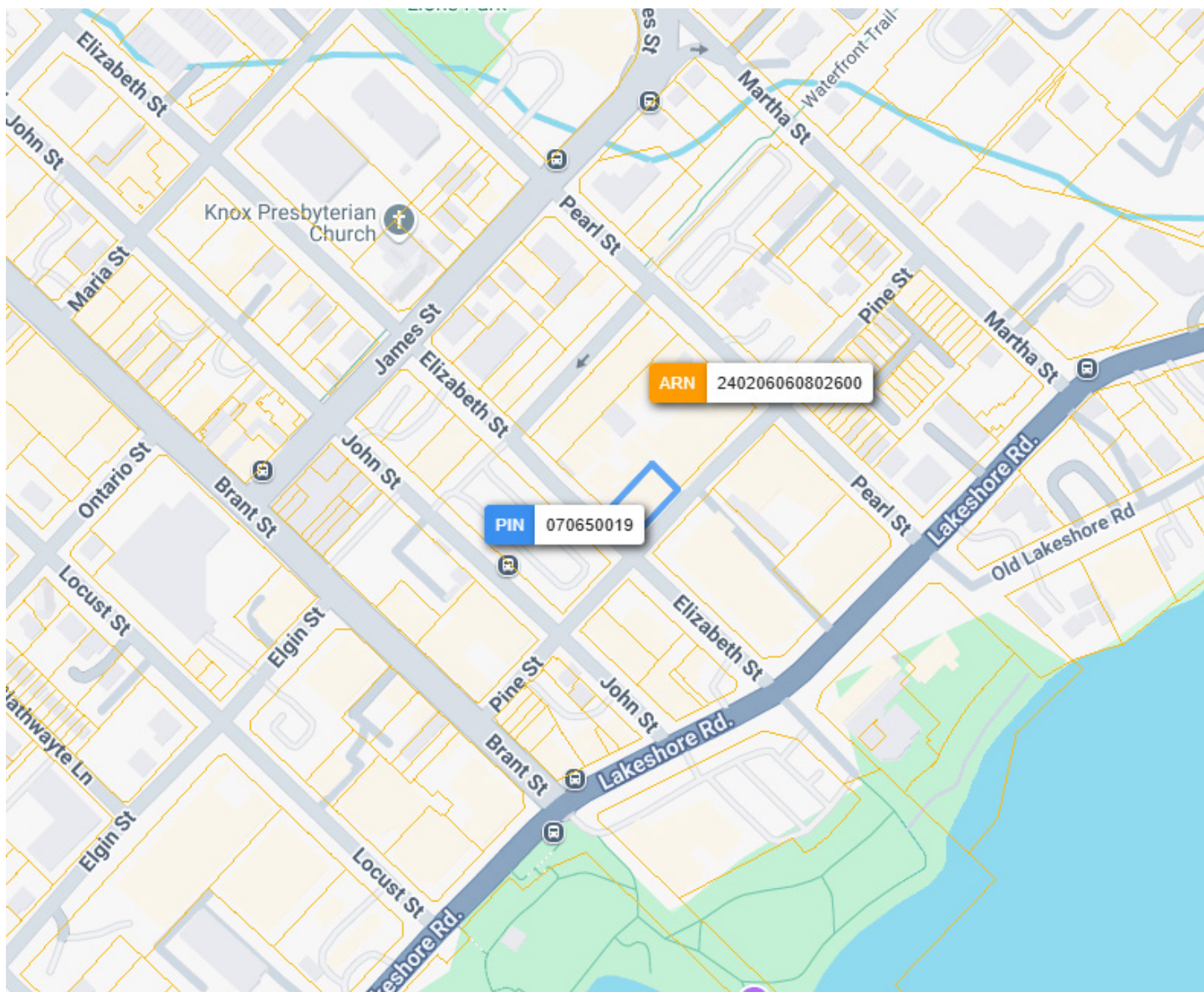
EAST END SOCIAL BAR & GRILL

- Licensed Restaurant with Patio
- 2,700 Sq Ft
- \$9,000 Gross Rent
- Licensed for 53 + 43 on Patio



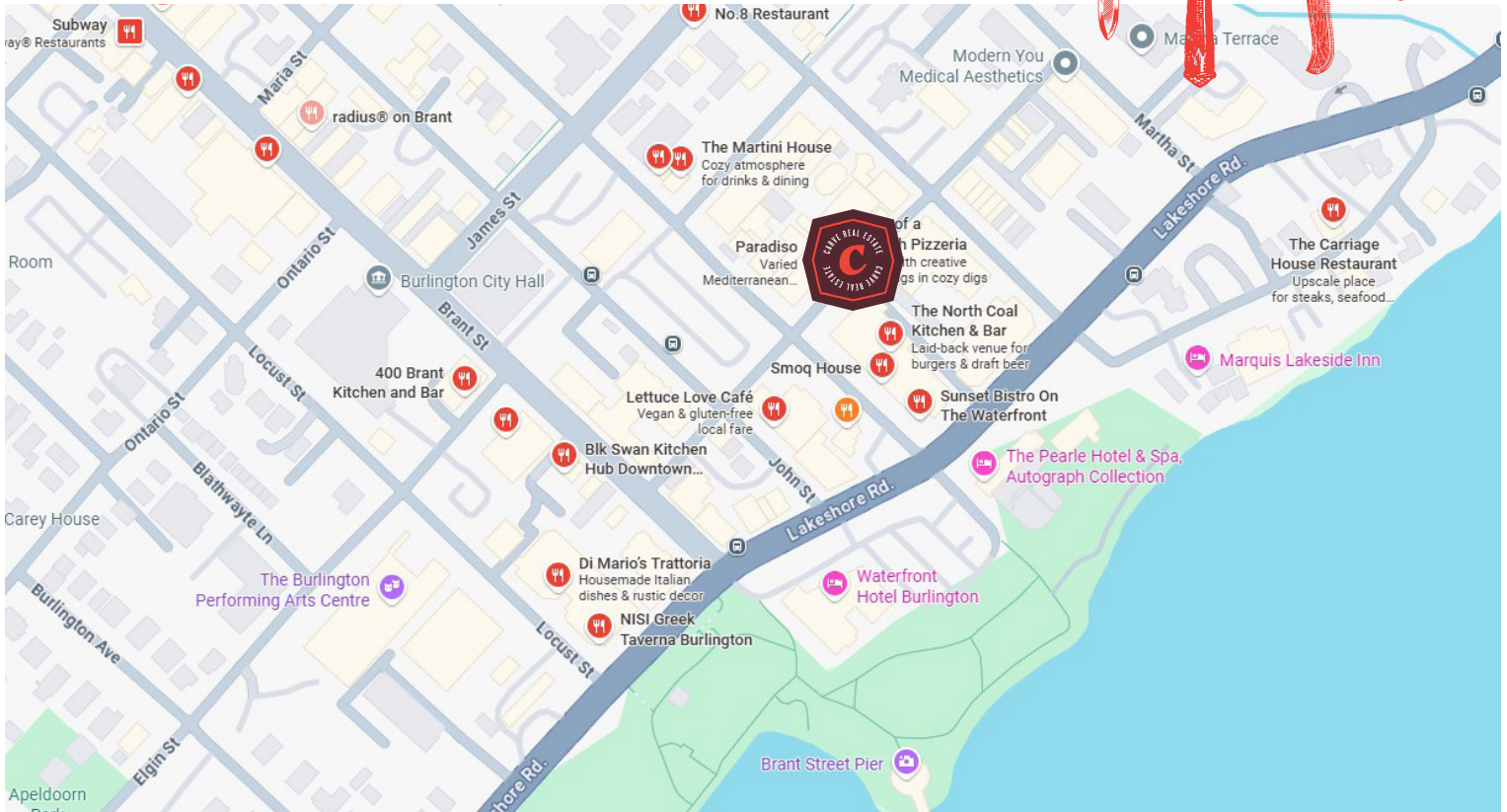
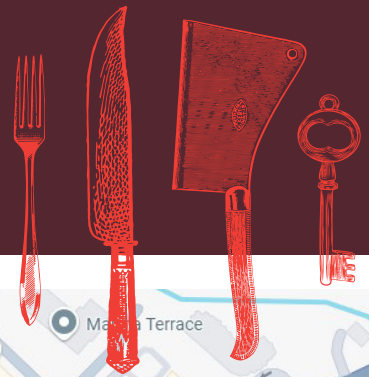
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BUILDING DETAILS

Downtown Burlington is one of the true gems of Lake Ontario and among the best waterfront destinations in the GTA and Golden Horseshoe. It's lively year-round and absolutely packed in the summer, drawing locals and tourists for its restaurants, shopping, waterfront, and iconic pier.

Property Details: This commercial unit is part of the Village Square, a unique open-air shopping destination known for its beautiful architecture and old-world charm. The space is wheelchair accessible and all on one level, with no basement to manage.

The interior includes a large private party room, perfect for events and group functions, adding to the versatility of the space for operators looking to host both casual diners and private gatherings.

LOT SIZE

Frontage:
132.00 ft along Pine St

Depth:
Approximately 58.75 ft

Dimensions:
120.40 ft x 58.75 ft x 14.25 ft x
110.37 ft x 68.88 ft

Size:
8,234.38 ft² (0.189 ac)



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