

# RESTAURANT LOCATION FOR SALE



1863 Ness Avenue | Winnipeg, MB

## RESTAURANT LOCATION FOR SALE

**Total Size:** 800 SF (Main Floor)

Option to expand into the adjoining unit to create a 1,600 SF unit.

**Zoning:** C1

**Location Description:** Great location on Ness Avenue close to Polo Park.

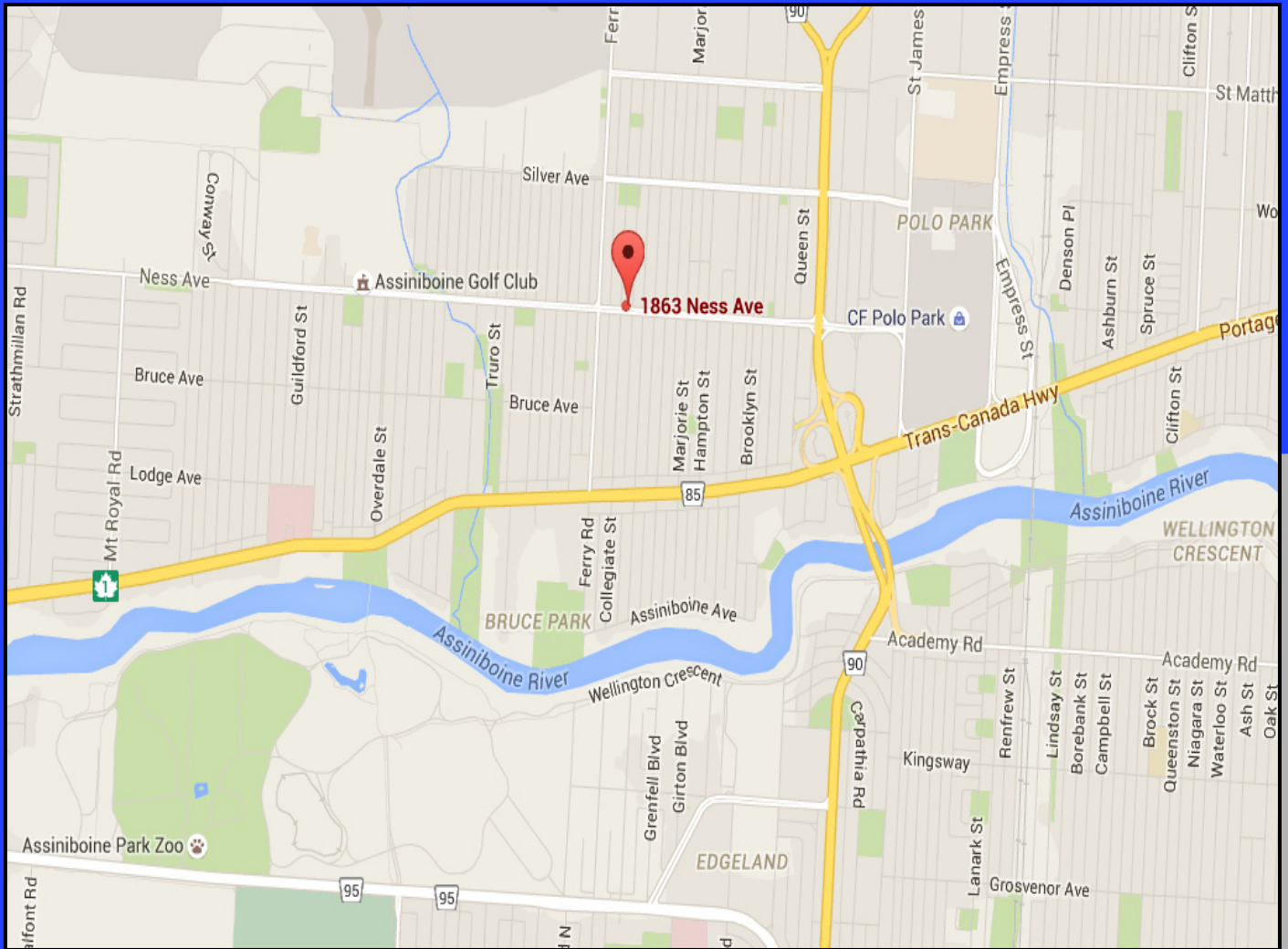
**Offered Price:** \$59,900

**MONTHLY RENT:** \$1,125 plus utilities

## **Property Description:**

- Fantastic opportunity to buy the assets of a restaurant to open your restaurant concept.
- THE BUYER HAS THE OPTION TO ASSUME THE EXISTING LEASE OR PURCHASE THE PROPERTY.
- The main floor area is 800 SF with seating for 10 people and there is an option to expand into the adjoining unit to create a 1,600 SF unit.
- Complete kitchen with 4 pizza ovens. Full basement set up for catering.
- On-site parking for up to 8 cars.





For more information, please contact:

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