



### **Lovely Cafe & Takeaway Business in CBD Ref: 10740**

Takings: \$5,000 per week approx.

- Lovely cafe & takeaway business located on a busy street in Melbournes CBD
- Exposure to high flow of road and foot traffic
- Positioned next to Quest apartment surrounded by many office-buildings
- Supported by a loyal customer base, with many returning patrons
- Fully equipped premise with a modern and fresh design
- The business is open 5 days, short trading hours, offering a great work-life balance for a healthier approach
- Stable business with continuous growth supported by loyal customers
- Offers a low rent and the lease can be extended
- Licensed to sell liquor, the capacity of 35 patrons and more seating available outside
- High-profit margins with low overheads allows for huge potential growth
- Bustling opportunity to increase takings with an energetic and dedicated owner-operator or partnership team

Grab this opportunity before it slips away!

Asking:

**\$99,000**

**Contact:** Jeff Kong  
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**Type:** Food/Hospitality  
<https://www.firstchoicebb.com.au>