



**URGENT SALE: Popular Tattslotto & Tobacconist
& Gifts Business Inner Melbournes East Ref:
10058**

Tatts Commission: \$143,000 pa approx.

Shop Sales: \$400,000 pa approx.

Located on a shopping street with a corner position at a busy intersection inner Melbournes East

In a prime location, heavy exposure to a very high flow of road traffic and foot traffic

Offers a new long secure lease and with low rent, extra rental income is about \$40,000 per annum for 5 bedrooms upstairs

A stable business with a great reputation and long trading history

Opening 6 days trade, providing great work-life balance

The business is very easy to operate & manage, and the vendor will provide full support

Provides high-profit margins from a good range of product lines and services

This Tattslotto business has fantastic potential to add new product lines & service

Bustling opportunity to increase takings with an energetic and dedicated owner-operator or migrant investor

– Now selling due to current owner

\$280,000

Contact: Jeff Kong
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Type: Retail

<https://www.firstchoicebb.com.au>