



**Modern Cafe in Prime Location with Liquor Licence and Indoor/Outdoor Seating Ref: 10151**

Takings: \$9,500 per week approx.

- Prime location situated near a busy train line, making it a go-to spot for commuters and locals.
- Good shop fitting, a modern interior design that will impress customers and make your cafe stand out.
- Clean and bright, maintaining a spotless and inviting environment that customers will love, making your cafe a welcoming and attractive space.
- Indoor and outdoor seating – including a backyard table for those sunny days, giving customers the option to enjoy their coffee inside or outside.
- Cafe operates only from Monday to Friday, from 7am to 3pm, allowing you to focus on your menu and service during your operating hours.
- A simple menu, designed to be quick and easy to prepare, while still offering plenty of delicious options for customers, ensuring your cafe can provide quality and efficient service.

Hurry and call today, this opportunity wont last!

Asking: \$178,000

For more information about this listing, please contact the agent below.

Agent:

**\$178,000**

**Contact:** George Chen  
0423 684 399

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