

## 1890 Cooper Road 1 Kelowna British Columbia

This well established Exotic restaurant is an exceptional value. Currently, the business enjoys a strong clientele, with a reputation for high-quality fresh dining. Originally a 24-seat restaurant, the venue has expanded by adding an additional 30 outdoor seats with a covered and heated space, for use all year round. Owner further wants to add another 25 seats by building a mezzanine floor. The restaurant is equipped with modern, state-of-the-art kitchen equipment (established 2022), and offers the potential to provide catering services, delivery systems and other growth opportunities. Located in a high-traffic area surrounded by offices, the restaurant sees a busy lunchtime trade, catering to both dine-in patrons and takeaway orders. With only five days of operation per week, the opportunity to expand to seven days can increase revenue. Surprisingly it's also a buys evening dine in venue with many prominent clientele. Priced at only \$379,000, this is an opportunity that offers incredible value. It will cost more than asking price to establish such a restaurant in 2025. With rent at just \$3,570 per month, all-inclusive, out ads to the value. PS: Sale is on asset, and not Brand and inventory. Documents, a list of equipment, and further details will be provided upon signing of an NDA. This is truly a once-in-a-lifetime opportunity for the right buyer. SELLER VERY MOTIVATED. PERFECT FOR TURKISH/ PERSIAN RESTAURANT, but anything will go well. (id:6769)

## Listing Presented By:

Originally Listed by: Royal LePage Kelowna

http://www.sambelete.royallepage. ca/



LePage

#4002 - 2271 Harvey Ave , Kelowna, BC,

Phone: (250) 860-1100 lorneayers@royallepage.ca

The property information on this website is derived from the Canadian Real Estate Association"s Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the guality of services provided by real estate professionals who are members of CREA.