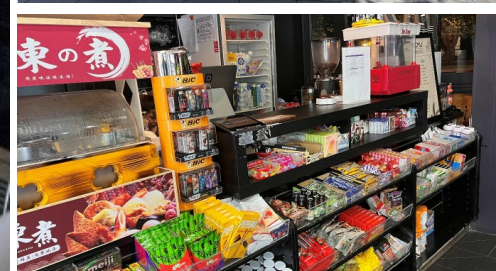


ADDRESS UPON REQUEST



# FOR SALE

## CITY CONVENIENCE STORE BUSINESS NEAR RUNDLE MALL FOR SALE

City Convenience Store Business near Rundle Mall for Sale

Located near the bustling pedestrian street in the city center, this corner store boasts prime visibility with its full size glass doors and windows, making it an ideal spot for showcasing merchandise. Situated along the main road, close to university campuses, the store benefits from heavy foot traffic and surrounding apartment complexes, as well as proximity to a bus stop, ensuring a steady stream of customers.

The business specializes in various specialty snacks, convenience foods, beverages, coffee, cigarettes, and daily necessities. Equipped with a coffee machine, Village Pie warmer, kitchen facilities, and a dedicated take-out window, it offers versatility in operations. Additionally, there is outdoor seating available with 3 tables and 6 chairs.

- \* Annual turnover of \$448,000 (05/02/2023-05/02/2024)
- \* Monthly rent of \$6,400,
- \* Price is \$50,000 plus stock

The owner provides comprehensive training to facilitate a smooth transition. There's potential for growth by introducing new offerings such as bubble tea, light meals for take-away, or lottery services, and by extending operating hours to increase revenue. This business opportunity is suitable for students, new immigrants, and families looking to venture into entrepreneurship.

For inquiries, please contact Jack on 0433245523.

A confidentiality agreement must be signed for further information.

The purchase to make his/her own investigations and enquiries in relation to the business and not to rely upon warranty or statement made by the vendor or by anyone on his/her behalf. RLA 292171 / RLA 269823

0 BED | 0 BATH | 0 CAR

PRICE:

\$50,000.00+ Stock

OPEN FOR INSPECTION:

N/A



**Jun Chi**

**0433245523**

jackjunchi@atrealty.com.au

[www.atrealty.com.au](http://www.atrealty.com.au)

RLA: 269823