



THE KEY TO YOUR SUCCESS!



All information has been provided by the Seller. Sutton Group West Coast Realty and representatives do not guarantee its accuracy. Buyer needs to verify during due-diligence period.

MAX CHIU 趙信德

mobile: 604.649.3188
maxc@sutton.com

大溫金牌經紀，精誠為您服務！

Property and Business Details 物業生意信息

Property Information 物業信息	Property Address 物業地址	1612 W 1st Ave, Vancouver, BC V6J 3B1
	SF of Premises 面積	459 sq ft
	Zoning-Municipal(code) 土地属性代码	Business
	Transaction Type 交易类型	Business and Assets
Business Information 生意信息	Nature of the Business 生意性质	Café
	Business Name 生意名字	M.R Coffee
	Business hours 营业时间	7:30AM - 6:00PM Sunday Closed
	Capacity 容客量	16
	Parking Space 停车位	Street Parking
	Gross Rent 全包租金	\$2,200
	Additional Rent 附加租金	N/A
	Additional Rent Items 附加租金项目	Property Tax, Management Fee
	Lease Term 租期	1
	Remaining Lease Term 剩余租期	July 2018
	Option to Renew 续租选项	5
	Years Operated 经营年数	TBA
	Commerical Kitchen 商业厨房	N/A
	Liquor License 酒牌	N/A
	Demolition Clause 拆迁条款	TBA
	Number of Employees 员工人数	1 Full time

<div data-bbox="205 329 336 358">Description</div> <div data-bbox="459 329 569 358">综合信息</div>	<p>交钥匙生意！16座，459平尺咖啡馆，近旅游景区GranvilleIsland及多家汽车4S店。刚刚经过翻修，客源稳定且稳步增长。设备齐全如新，一人即可管理。每月全包租金\$2200，外加1个专用停车位，可轻松改为寿司店。有意向者请与赵信德取得联系。Turn-key business! Excellent location, right next to the hot tourism destination in Granville Island, surrounded by many breweries, Pacific Institute of Culinary Arts and top-notch Auto sales centers. Residential area that ensured huge population in this area. Newly renovated with full equipments, easy to learn and operate. 16 seats, low gross rent in \$2200 monthly, hydro is \$220 only. 1 designated underground parking with ample street parking nearby. Open 6 days with 1 staff only. This shop can also be converted into sushi restaurant. Please contact agent with private viewing. Do not disturb staff. Showing by appointment only.</p>
--	---