NATIONAL RESTAURANT EXCHANGE

 *(617)721-9655 Fax: (781)246-5000*

dserpone@comcast.com

# LISTING INFORMATION

**Owner's Cell:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Owner's email: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**LOCATION: Woburn / Stoneham Area**

**TYPE OF BUSINESS: Roast Beef, Pizza & Subs**

**SELLING PRICE:** $ 175,000 **DOWN PAYMENT: $75,000**

**SALES VOLUME: $10,000 /WK** Delivery: 10%

**LEASE: $4700/mo. *(NNN Inc.)* YRS. LEFT: New lease at end of current term**

**SQUARE FOOTAGE**: 2500sf

**HOURS OF OPERATION: M-F 8 am to 4 pm (closed Sat & Sun)**

**SEATING:** (inside) 40 (outside) 0

**REASON FOR SELLING: New Venture**

**COMMENTS:**  Want a great looking, well laid out operation, this is it. Very modest rent at $4700/mo. (all Inc.) for end cap on heavily travelled road. In the middle of a huge office park area, with many nationally known companies. Right off of a major interstate, Three years left on the original lease with a new one to be written at end of original term. Add more delivery with third party vendors, and open Sat.Focus more on office and corporate catering and the sky is the limit for short hours. All for the asking price, of $175K and only $75K down.

Don’t wait, won’t last long at this price. !!!

**Contact John Ruggieri at 781-858-2343 or jkruggie@comcast.net**