

Profitable University Area Sandwich Shop

Location: Tucson, Arizona

Financial Information:

Asking: \$135,000

Gross: \$500,000

Cash Flow: \$100,000

Furniture, Fixtures & Equipment: \$60,000

Inventory: \$4,000

*** Real Estate:** \$375,000

Financing: Will consider owner financing.



Summary Description:

This casual sit-down sandwich/sub shop is located within easy walking distance from the University of Arizona. It offers a variety of subs and sides seven days a week. It currently operates with a #7 Liquor License. The same owner has been operating this well-known eatery for fifteen years.

This Business is being represented by a Licensed Real Estate Broker in the State of Arizona, License # BR009292000.

Because of the Confidentiality surrounding the sale of the Business: Potential buyers will be asked to meet at the Broker's office to sign a Confidentiality Agreement and provide proof of funds before receiving additional information.

General Information:

Facilities: This 2,500 sq. ft. free-standing building is located near the University of Arizona. * The landlord will consider selling the Real Estate if a satisfactory agreement is reached with the owner of the Business. The Real Estate has been appraised for \$375,000.00 by an MAI Appraiser.

Support/Training: Seller understands the importance of helping the purchaser to allow for a smooth transition after the purchase.

Reason Selling: Owned/operated business for 15 years.

Year Established: 1998

Employees: 4 FT, 4 PT, plus owner

Contact Information:

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Broker #: BR009292000