

COFFEE SHOP

Business for Sale



1,915 Sq Ft Available
South Kansas City, Missouri



CONFIDENTIAL

Estimated Population
175,410

Average Household Income
\$80,993

Five Mile Radius

- Over \$350,000 in build-out
- Needs owner operator
- Sales good but can be increased
- Increased volume due to movie theater opening
- Completely turn-key
- Strong potential
- Offered at large discount - \$96,500!

BLOCK & COMPANY, INC., Realtors 816.753.6000
In the Skelly Building on the Country Club Plaza
605 West 47th Street, Suite 200, Kansas City, Missouri 64112

For Information Contact:

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Business Name: Coffee Shop

Address, City, State: South Kansas City, Missouri

Type: Established business

Category: Franchise Coffee Shop

Financials

Asking: \$96,500

Included in the Asking Price:

Furniture, Fixtures & Equipment

Inventory: *Negotiable*

NOT Included in the Asking Price:

Real Estate

Gross: \$240,000

Cash Flow: Break Even

Summary Description:

Well designed and over \$340,000 in build-out. The coffee shop has good exposure and excellent atmosphere. The owner of the shopping center put the coffee shop into the shopping center to enhance the variety of businesses. The coffee shop could easily increase its sales to a positive cash flow stature with an owner operator. The owner of the shopping center would work closely with the new owner to insure a smooth transition and continued success. The coffee product is excellent. They roast their own beans. The business is completely turn key. This is a value and a great opportunity for an owner operator.

General Information

Year Established: 2006

Employees: 2-3

Facilities: 1,915 sq ft

Rent: Negotiable

Market Outlook

Competition: None

Growth & Expansion: Possibly add new products

About the Sale

Financing: Partial possible

Support/Training: Yes

Reason Selling: Owner is a realtor and needs a restaurant operator

Contact Information

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