

SF1105 - Cafes &amp; Delis

Northern California - East Bay

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Great sandwiches and drinks served with a cool vibe. Over 200 reviews on Yelp, 4.5 star rating. Located in a downtown metro area with close proximity to many office buildings and public transportation. Menu has been curated by a seasoned chef and has a loyal following. Favorable lease through 2022 with a 6 year option. Established for many years and ready for a new owner operator. Super clean and shows well. Listing ID: SF1105

**Sandwich and Drink Business in Alameda County****Recast Earnings** (Not Verified By Business Team)

	8.5 Months Ended	12 Months Ended	12 Months Ended	12 Months Ended
	9/15/2018	12/31/2017	12/31/2016	12/31/2015
<b>Sales</b>	\$231,249	\$330,110	\$366,235	\$310,661
<b>Adjusted Cash Flow</b>	\$0	\$49,438	\$51,317	\$33,572

**Operations**

Number of Employees	Full Time	Part Time	Licenses Required
Non-Owners	0	5	ABC (beer/wine), Seller's Permit
Owners	0	1	

**Hours of Operation** Tuesday - Saturday, 11:30am - 10:00pm

**Price/Terms**

<b>Asking Price</b>	\$149,000
<b>Down Payment</b>	\$149,000
<b>Inventory (included)</b>	\$2,000

**Lease**

<b>Monthly Rent Including NNN</b>	\$2,652
<b>Expires</b>	9/2022
<b>Option</b>	For 6 years
<b>Size (sq.ft.)</b>	429
<b>New Lease Available</b>	Yes

**Real Property Available** No

**Miscellaneous**

<b>Type of Organization</b>	Sole Prop	<b>Training</b>	2 weeks 20 hours
<b>Reason for Sale</b>	Moving out of area		

Disclaimer: The information provided herein is compiled from information provided by the seller(s). Business Team (CA BRE 01160661) makes no representation as to its accuracy or reliability. Prospective buyer(s) should rely upon their own verification and that of their financial advisors with respect to this information.