

NATIONAL RESTAURANT EXCHANGE

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Greater Tyngsboro area. Turnkey PIZZA PUB with ENTERTAINMENT



SELLING PRICE: Now-\$395K w/only \$100Kdn-Owner financing& Motivated.

SALES VOLUME:\$25K /wk.

LEASE: \$12,200 +NNN (landscaping + snow removal) Yrs.left 8 +5yr option.

SQUARE FOOTAGE:7,800 sq. ft....big patio & 150 pkg. spaces

HOURS OF OPERATION: 6 DAYS: 11.30am - 11pm/

SEATING: inside 302/ Bar seats 30 w/25 tv's

COMMENTS: THIS MULTI-PURPOSE restaurant must be seen to appreciate the Flexibility it offers, Huge outside patio, entertainment-great bar, parking, high visibility. Close to NH. New Bathrooms, sewage hook up complete, can expand patio and add outside Bar. Turnkey Pizzeria-Bar&Microbrew extravaganza "the talk of the town". Known for their famous thin crust Neapolitan pizza cooked in a 700-degree oven to complement their EASY MENU;they have created a great atmosphere with their loyal clientele. Complete w/wraparound bar with lots of HD TV's, close to popular hockey rink, this busy restaurant is a great opportunity for a seasoned restaurateur.Function room for entertainment.

Contact Bob @ 781-820-9288 or Bobcioffi14@gmail.com. What a fabulous opportunity!