

# Boutique Cafe for Sale Melbourne

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## For Sale

Location: **Melbourne**  
Asking: **\$125,000**  
Type: **Hospitality-Cafes**

### Boutique Cafe - No Competition - Rent only \$180 Per Week ! SOLD

Exclusively listed by TRIDENT Business Sales and proudly presented to the market is an exceptional cafe opportunity in Melbourne's North.

- \* Situated on a tightly held boutique shopping strip
- \* No competition
- \* Very busy railway station next to the business
- \* Ample parking and exposure
- \* Commercial kitchen, fully equipped and immaculately presented, cannot be faulted.
- \* Indoor and outdoor seating
- \* Simple menu which buyer can change if required
- \* 10kgs coffee per week
- \* Rent only \$180 per week with lease until 2025
- \* Too much to mention
- \* Excellent first business, don't delay.

Call Brian at TRIDENT on 0417303196 TRIDENT Business and Corporate Sales and/or their agents have been given exclusive authority to market and sell this business for the Vendor. Therefore, they give notice that all information given in relation to this property, whether contained in this document or given orally, is given without responsibility and has not been audited by us. People intending to purchase should satisfy themselves as to the accuracy of all information before proceeding. TRIDENT does not accept, and specifically excludes any and all liability relating to the business. (Our reference T 1301) - Some images used for illustration purposes only - TRIDENT Business reserves the right to limit the release of information to parties who do not disclose their full contact and identity details to the listing agent upon inquiring about this business.

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### Contact:

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