

Cucina Galileo
121 Prairie Vale Rd, Bossley Park, NSW 2176
Website: www.cucinagalileo.com.au

Restaurants – Functions

Rare opportunity

General Description

Restaurant – Function Centre – Italian style restaurant using local fresh produce serving pastas, risotto, salads and a la carte meals. – Classic and modern Italian dishes. – Full kitchen with coolroom, grease trap and exhaust. – Extensive wine list with no large stock requirements. – Ideal for functions -160 seats – 4 days only

Potential

Could trade up to 7 days. – An enthusiastic owner operator or couple could increase sales and profit. – To do more club promotions and corporate events.

Features

Low rent includes all outgoings – Good social Media – Captive market of club members – Unique opportunity – Profitable – Nothing to spend – Short trading hours

Premises

New, elegant and stylish premises and an area of 350 sq.mts.

Location

Situated inside a large club in the West of Sydney

Trading Hours

4 days – Thurs. – Sun – 6 p.m. till 10 p.m. + Sun – 12 p.m. – 3 p.m.

Lease

Current lease expires August 2020 – C.P.I. increases – 3 month bond (Licence agreement is in place)

Lease will be extended to 2024 upon exchange

Sale Reason

Other business interests

Employees

1 Manager + 3 Full-timers + 6 Casuals

Comments

Misc 1 – General Expenses – This restaurant is in a very large Italian Club. – Ideal for functions. – 50% profit is made on all the alcohol sold with no stock / inventory held, the club is paid the other 50% for providing the alcohol. – Any interested parties should have Industry experience – This is a fantastic business with lots of potential for an experienced operator. – Equipment is owned by the club. – No electricity, gas, water or rates are payable. – A rare find and great opportunity. – Inspection by appointment only.

Selling Price**\$380,000**

\$300,000 CASH

\$80,000 TRADE

Weekly Takings	21000
Cost of Goods	7000
Gross Profit	14000

Outgoings	
Rent	800
Wages	7000
Telephone	80
Insurance	120
Electricity	
Gas	
Miscellaneous 1	1600
Miscellaneous 2	
Total Expenses	9600
Net Profit	4400

Price 380,000

Estimated Stock (Additional) 20000

Equipment (Included) 50000

Doesn't include database of 10,000+ - database upon negotiation

Established	Purchased	Parking	Trial	Seats	Licenced	Days
1960	2013	On site car park	Yes	200	Lic	4