



, North Melbourne VIC 3051

## CAF? IN NORTH MELBOURNE, CHEAP RENT, NO KITCHEN SIMPLE MENU

Unbeatable and highly sought-after location in the constantly bustling North Melbourne. High foot traffic area with tram stop at entrance. Caf? 6 days trade and very short hours 3pm closed. - Rental approx. \$3850 included GST.

Very easy operation with no kitchen, only coffee, sandwiches and simple menu.

The vendor doesn't have much input to the business at all - so would suit husband and wife team with some part-timers. Cosy space with seating for 10 inside and 15 outside.

The cafe is only 1 year young and still another 14 years lease.

Potential to sell Kebab

Asking price is only \$7

Food/hospitality

FOR SALE

\$75,000

**MOCHAMMAD**

0401 357 838

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