



# ESTABLISHED RESTAURANT AVAILABLE



**SALE / LEASE**

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## LOCATION: COLLEGEVILLE, PA

### PROPERTY HIGHLIGHTS:

- ◆ Building Size: 10,911 SF
- ◆ Restaurant Size: 5,400 SF
- ◆ Potential Additional Income on 2nd & 3rd Floors
- ◆ Outdoor Deck
- ◆ Located at Main Intersection; Heavily Trafficked Location Within 1 Mile of Ursinus College
- ◆ All Furniture, Fixtures, Equipment & "H" Liquor License Included
- ◆ Well Established Restaurant; Owners Retiring

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. It is Buyer/Lessee responsibility to independently confirm its accuracy and completeness. This is not intended to solicit another Broker's listing.





◆ Parking Lot: 75+ Cars

◆ Restaurant Seating: 190 seats

◆ Frontage: 100 FT

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