

**MACARON FACTORY & ONLINE DISCRIBUTION
SUNNYVALE, Santa Clara County, CA**

GTR#: 1830

ASKING PRICE: \$280,000



Size/Seating: Approx. 3,337 sq. ft./ 75 seats
Rent: \$10,574 base rent
Lease Terms: Lease expires 08/2022, One 5-year option
Revenue: To qualified buyers

PROPERTY PROFILE

This business has an amazing selection of gourmet French macarons. Using authentically French recipes and premium ingredients, all the way to the little details in design of the product, this business handles all baking and preparation in its kitchens. By delivering all packages fresh to each location, the business effectively eliminates on-site sales, making the operational aspect much easier and effective. For the last year the production and delivery almost doubled.

The factory facilities are a combination of two restaurants, a Mexican restaurant and an Asian-Fusion restaurant. The dining rooms are not currently operating; they are used as a storage. However, all kitchen fixtures like kitchen hoods, walking cooler and freezer, required system of sinks, grease trap, 6-burner stove, ovens, deep fryer, etc. are in place and in working conditions. This business can be easily converted back to full working restaurants without major changes.. NDA is required.

GENERAL INFORMATION

Location: Confidential
Co Tenants: Other Restaurants & Businesses
Signage: Building Signage
Ownership: Corporation
Seating: 75
Size: Approximately 3,337sq. ft.
Parking: Private Parking
License(s): Business, Resale
Open: By appointment only
Reason For Sale: Other Interest

FINANCIAL INFORMATION

January-September 2021
Revenue: Approx. \$499,000
Payroll: Approx. \$145,000
 6 employees; 2 - full time, 4 – part time
Rent: \$45,570 temporarily adjusted for 2020
Utilities: \$15,265
Net Profit: \$36,000

LEASE INFORMATION

Lease/Rent: \$10,574
Lease Expiration: August 2022
Yearly Adjustment: TBD
Lease Option: One 5-year option
Security Deposit: TBD



CONTACT INFORMATION



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