

\$199,900 - 288 King Street S, Chatham-Kent (highgate)

MLS® #X12427472

\$199,900

0 Bedroom, 0.00 Bathroom, 1,905 sqft

Retail on 0.00 Acres

Highgate, Chatham-Kent (highgate), Ontario

This is your chance to own a well established, strong income generating business and commercial property in the heart of Highgate, Ontario. This 1,905 square foot, one-floor building is home to a busy variety store and a popular restaurant, both well known throughout the community and surrounding areas. The business grosses over \$250,000 annually, with strong local support and a loyal customer base that includes residents of Ridgetown, Muirkirk, Duart, throughout Chatham-Kent County and many travelers who stop off the 401. The restaurant currently operates for breakfast and lunch only, leaving significant potential for growth by expanding hours or offerings. The variety store and restaurant together serve between 1,000 and 1,500 unique customers, most of whom return regularly. This has made the location a well known and popular gathering place not just for Highgate, but for a broader regional population. The building itself is well laid out and offers plenty of storage, a spacious kitchen, two bathrooms, and a large checkout counter. Included in the sale are major appliances and equipment essential for running the business, including a Garland grill, a U.S. Range convection oven, a gas range, Berkel food slicer, ice cream cooler, coffee maker, three chest freezers, a stand-up freezer, two True double-door coolers, a single-door cooler, and branded Pepsi, Coke, and ice coolers, not owned, but supplied free by vendors. There is a BMO Automated



Banking Machine that draws traffic, though it is not owned. It is the same type of machine located at banks that does everything, and it generates a monthly income as well in rental space. The lottery license can be transferred within two to three weeks, and alcohol licenses are now transferable, offering additional revenue streams. This is a turnkey opportunity ideal for a family business or an entrepreneur seeking stable income with room to grow. Don't miss out on this rare offering with high-potential for even more growth. (id:6289)

Essential Information

Listing #	X12427472
Price	\$199,900
Bathrooms	0.00
Square Footage	1,905
Acres	0.00
Type	Retail

Community Information

Address	288 King Street S
Subdivision	Highgate
City	Chatham-Kent (highgate)
Province	Ontario
Postal Code	N0P1T0

Interior

Appliances	Freezer
Heating	Natural gas Forced air
Cooling	Fully air conditioned

Exterior

Lot Description	64 x 66 FT
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Listing Details

Listing Office	ROYAL LEPAGE TRILAND REALTY
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