

Help Wanted – Ann Arbor Restaurant

Ann Arbor, Michigan

Asking Price: ~~\$190,000~~ Now \$95,000

Gross Income: \$ 461,925

Cash Flow/SDE: \$ 41,828

FF&E: \$ *

Inventory: *fluctuates daily

Real Estate: Lease expires in 2 years

Year Established: 2005

Employees: FT, PT plus owner

* included in the asking price

Business Description

Restaurant is currently open 6 days a week. a 20 foot long Bar seats approximately 15 patrons. Seating capacity indoors is 74. However, due to current covid-19 safety guidelines seating capacity has been reduced to 34-36 seats inside and 12 outside. Class C liquor license transfer is included in the sale of this business. Entertainment is offered Thursday through Sunday evenings. Landlord is willing to negotiate favorably with a new owner.

If interested in this business you must complete and return a NDA (confidentiality and non-disclosure/non-circumvent agreement). Call 734-323-0376 or 734-649-9277 or email gene@genemichaelson.com or michelle@bbfbrokers.com for more information.

Detailed Information

Facilities: Approximately 2050 sq ft total. Seats 74 inside, 24 outside. However, due to current covid-19 safety guidelines seating capacity has been reduced to 34-36 seats inside and 12 outside. Located near “the diag” and “Hill Auditorium.” 2 Parking structures are 2 blocks away. Limited street parking. Landlord is willing to negotiate favorably with a new owner.

Competition: The restaurant businesses in Ann Arbor have a lot of competition. However, this is a highly publically rated restaurant, setting it apart from others.

Growth/Expansion: Increase marketing efforts, expanding catering capabilities are two areas that would likely lead to increased growth of the business.

Support/Training: Owner is very willing to train buyer as agreed to and determined what's needed for a successful transfer of ownership.

Reason Selling: Retirement