

# COFFEE FRANCHISE

## Downtown Vancouver, BC



**For Sale**

\$175,000  
+ inventory



### Philosophy:

**“develop customer loyalty and growth by providing an environment of quality, service and consistency through the development of people, products and attitude.”**

### Contact information

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# NAI Commercial

Commercial Real Estate Services, Worldwide.

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Ag/DowntownVancouver-CoffeeFranchise.ppt/July 13, 2010/EW

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## Coffee Franchise Menu

The Coffee Franchise Menu has been studied carefully to provide customers with wide selection to guarantee that each customer will meet his preference of drink, The Coffee franchise menu contains:

- Hot beverages: Espresso, Americano, Steamed Milk, cappuccino, Café Latte ,Chai Latte ,Macchiato, Hot Chocolate ,Tea
- Cold Beverages: Cappachillo, Mochachillo, Fruitchillo, Iced Latte, Iced Mocha, Iced Americano, Iced Tea
- Food Items: Pastries Supplied locally and includes Croissant, Muffins & Cakes,
- Coffee Beans: Pre-Packed Coffee beans of the different Coffee blends.
- Merchandise: The Coffee franchise Merchandise program is designed to complement the core business, Merchandise items include French Press, Coffee Conical Burr Grinder, Coffee Scope, Coffee premium Travel Mug, Coffee Art Travel Mug, Coffee Ceramic Mugs, The Coffee franchise Coffee paper Bags and The Coffee Franchise Gift Basket.

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## Financial & Business Information

### COFFEE FRANCHISE

#### FINANCIAL INFORMATION

	<u>2009</u>	<u>2008</u>
<b>Total Sales</b>	\$244,000(approx)	\$254,639
<b>Net to the Owner</b>	\$ 64,000(approx)	\$ 68,790



#### Business Highlights

Legal Status : Corporation

Years Established: 3 years

Employees: 1 full-time and 2 part-time

Location Description: Leased

Lease Rate: \$54 per sq. ft  
+ \$4.28 operating expenses

Location: Vancouver Downtown, B.C.

Reason for Selling: Other interest

Size: 641 square feet

Lease Term: 10 years

Hours of Operation: 6am - 10pm (Mon-Sat)  
6am - 9pm (Sun-Holiday)

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