

Fruit & Veg Grocery Deli & Cafe for Sale Wollongong NSW



For Sale

Location: **NSW**
Asking: **\$1,950,000**
Type: **Retail-Food Dairies/Superettes / Retail-Food Other**

Netting \$15,000 p/ w - under management - South Coast

Background and venue

This Fruit and Veg Grocery store is a family owned business with over 20 years experience in fruit and veg and retail stores. They are passionate about fresh produce, hand picking only the best fruit & vegetables daily.

The store runs one of the best deli's in the region serving freshly cut cold meats, cheeses, olives, seafood and a great section of frozen products. The meat and deli sales are about \$45,000 per week

Newly fitted out cost over \$1million. Which includes a café averaging around \$25,000 - \$30,000 per week.

Currently also selling continental groceries including dried fruit, nuts, oils, rice, dips, bread, pasta, dairy and meat products. Pre made dinner packs.

Currently run under management with the owner only involved in the buying of fruit and veg. 6 days operation with potential to open 7 days to increase revenue by another \$20,000.

Potential to convert to IGA subject to landlord approval.

Operating Hours

Monday to Saturday 8.00am 5.30pm Sunday closed.

Employees

4 full time managers, 35 to 40 casual staff

Lease

10 year lease expires 2031+ 5 year option, 3% annual increase, 1 month bond

Potential

* Potential to open Sundays and add an extra \$20,000 to the weekly sales

Contact:

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Business Brokers Network
Australia
Broker Ref: 22685



* Low rent representing less than 3% of turnover

* Introduce online home deliveries

* Introduce more home packs or premade lunch, dinner

* Advertise on social media, facebook, Instagram

Weekly Financials Based on Last 12 Months POS Sales

Weekly Takings \$135,000

Cost of Goods \$83,700

Gross Profit \$51,300

Rent \$3840 (ex gst)

Outgoings \$300

Wages \$25,000 (includes super, not including owners)

Telephone \$50 (includes internet)

Insurance \$800

Electricity \$1200 (includes gas)

Transport \$1500

Misc 1 \$3000 (repairs and maintenance, GST, waste removal)

Total Expenses \$35,690

Nett Profit \$15,610

Stock \$350,000

Asking Price \$1,950,000 + Stock (\$350,000)

Reason for sale:

The owner is looking to retire after 20 years in the business.

The Opportunity:

Net profit \$15,000 per week under management. The new owner can work in the shop or continue to run under management for additional income.

Only open 6 days. Potential to open Sundays for more revenue. Rent is less than 3% of total revenue. Potential to keep as an independent grocer or convert to an IGA or independent supermarket. Subject to landlord approval

