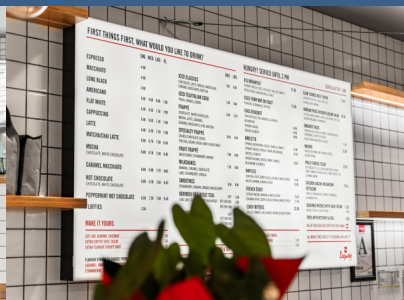


# Cafe Franchise for Sale Westfield Manukau Auckland



**kakapo**

ESQUIRES WESTFIELD MANUKAU  
Westfield Manukau - Wiri Station Road, Wiri

## Esquires Westfield Manukau. South Auckland Franchise Cafe

Please note this business is being sold as a hospitality site and a renovation of \$130,000+ will be required shortly after settlement.

Anchored in the heart of Westfield Manukau, Esquires is poised for a facelift in one of Auckland's busiest shopping precincts. This is an opportunity to take the reins and upgrade an existing cafe into your dream cafe space, reaping all the benefits and rewards of the new renovations and exciting times ahead for this space.

Further details of the design/build can be given to a serious candidate.

### Business Highlights

- Weekly sales average of \$13,300+ (GST Incl)
- Annual rent of just \$112,250 + GST
- Annual OPEX of only \$9,000 + GST
- Located right next to farmers
- New Lease to be offered until 2031
- Seating for 56 - 60 inside
- Approximately 164sqm + of functional space
- 3 Months bank bond required
- Spacious layout with room to add more seating
- Renovation cost required of \$130,000+

Are you ready to make your mark in Manukau? Contact hospitality specialist Sterling Arnet today on 021 026 85891 to arrange an inspection of your dream café.

Location: **Auckland**

Asking: **\$120,000  
+ Stock**

Type: **Franchise Resale /  
Hospitality-Cafes**

## Contact:

Sterling Arnet  
02102685891

[nzfranchises.co.nz/126525](http://nzfranchises.co.nz/126525)

**Kakapo Business Sales**

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Broker Ref: KA2527



Asking Price: **\$120,000 + Stock**