



BUSINESS BROKERAGE &  
COMMERCIAL REAL ESTATE

**Business Opportunity Experts**

## **BUSINESS FOR SALE**

### **Landmark Specialty Market & Convince**



**Beer & Wine, Lottery, Tobacco, ATM, Grocery, Meat, Deli,  
Pre-Made Food, Take Away Meals**

Free standing turnkey established convenience and Grocery Store with beer & wine located on a very high traffic major route in very nice town in Norfolk County near route 495

This landmark store has been in business over 30 years and once used to gross over \$900,000 a year. Famous for there specialty food and there great sandwiches and prepared food with full kitchen.

SPACE approx: 2,500 s. f. with full basement

PARKING: 22

LEASE: 5 years plus 5 year option

RENT: \$3200 plus NNN

GROSS SALES: \$500,000

**PRICE: \$179,000 plus inventory  
(Some seller financing for qualified buyers)**

**For more information about this opportunity please call:**

**Listing Broker: FARA KHEDMATY  
781-444-6110 – fara@metrobb.com**

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