

EXISTING BUSINESS FOR SALE IN ARANSAS PASS TEXAS

\$225,000



1820 W WHEELER

BUILDING WITH EQUIPMENT AND CONNEX STORAGE BUILDING ARE INCLUDED.

EVERYTHING IS THERE FOR YOU TO START BREWING AND SERVING. EQUIPMENT INCLUDES: ICE MAKER, THREE COMPARTMENT SINK, EXPRESSO MACHINE, THREE GROUP HEAD SEMI-AUTOMATIC NOVIA SIMONELLI EXPRESSO MACHINE, TWO VITAMIX BIG TRAIN BLENDERS WITH FOUR CONTAINERS, FULLY AUTOMATIC LA MARZOCCO GRINDER (THE ONLY ONE THAT DOES EVERYTHING! TAMP, GRIND & MEASURES), MOP SINK, HAND-WASHING SINK, ALL THE MEASURING CUPS, SPOONS & UTENSILS YOU WILL NEED, MICROWAVE, COMMERCIAL BUNN COFFEE MACHINE, IPAD SQUARE SETUP, POS SYSTEM 2, FROTHING PITCHERS, HAND WASHING SINKS, OPEN SIGNS, DRIVE UP WINDOWS, AIR CONDITIONER, DRIVE-OVER ALERT SYSTEMS.

- ✓ +/- 220 SQFT CONNEX BUILDING
- ✓ +/- 0.27 ACRES
- ✓ PROFITABLE BUSINESS
- ✓ EXCELLENT LOCATION
- ✓ DRIVE THRU & PARKING



THE RON BROWN
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OVERVIEW



HIGHLIGHTS:

- Right off Hwy 35
- Easy Egress & Ingress
- Centrally Located
- Profitable Business



DEMOGRAPHICS:	1 Mile	3 Mile	5 Mile
Total Population	3,839	11,786	30,866
Total Daytime Population	4,086	10,247	18,900
Total Households	1,429	4,578	7,882
Average HH Income	\$44,632	\$46,034	\$52,758

*2016/2017 Demographics provided by Experian through Alteryx. The information contained herein was obtained from sources deemed to be reliable and accurate. However, no guarantees, warranties, or representations are made as to the completeness or accuracy thereof.

EXTERIOR PICTURES

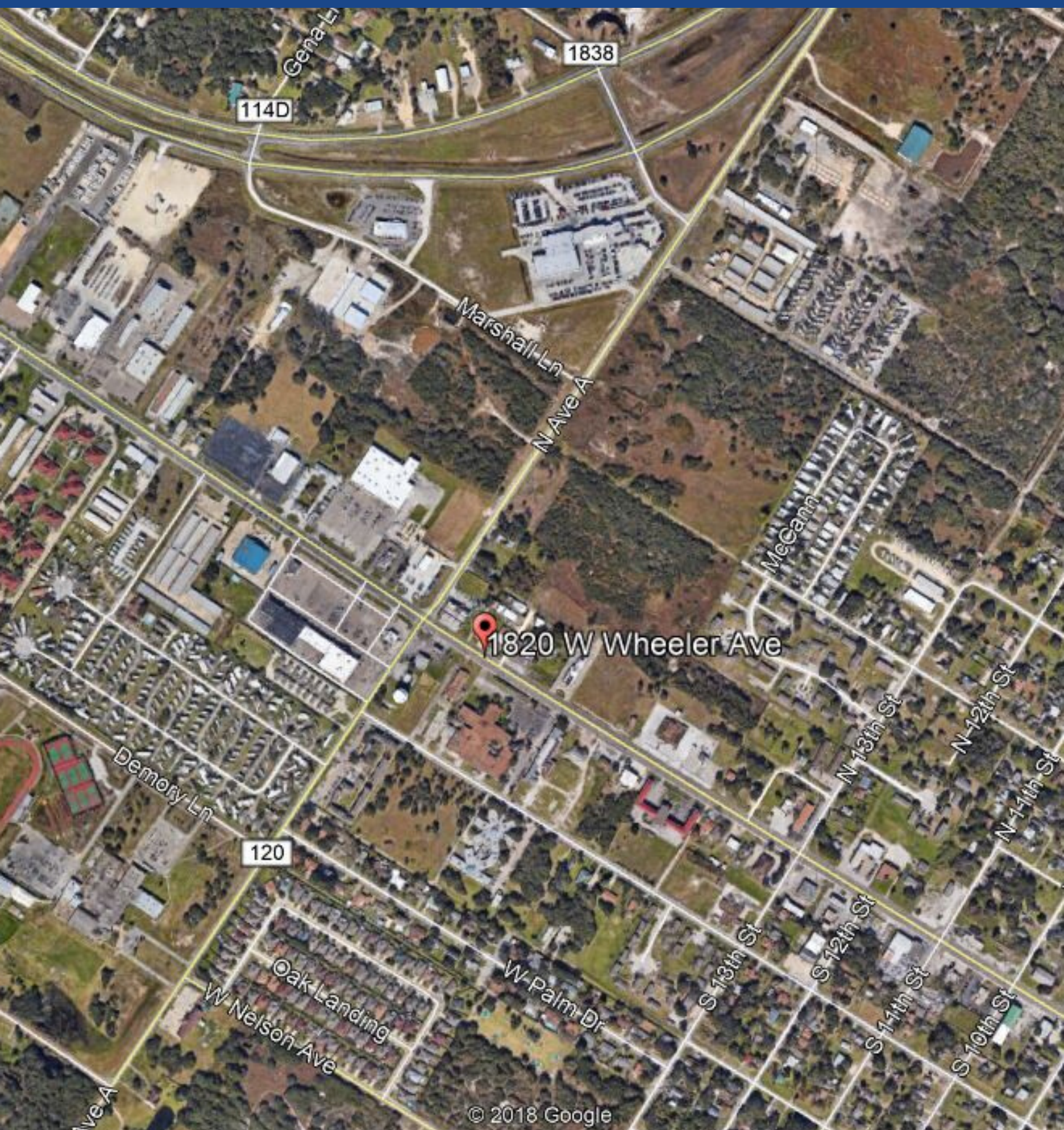


EXTERIOR PICTURES



1820 W WHEELER

AERIAL MAP



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