

COMM645
Available

TOWN

£1,000 pcm

**FEATURES**

- Fully Furnished

Lease for Sale – Established Turnkey Café Opportunity in Irish Town An exceptional opportunity to acquire the lease of a thriving and well-established café in the heart of Irish Town (at an additional premium - price on application). This turnkey business offers approximately 16m² of internal space together with the potential use of an outdoor terrace accommodating up to 12 guests, providing an attractive and welcoming setting for customers. The premises are fully fitted and equipped, allowing a new owner to begin trading immediately with minimal additional investment. The café has built a successful reputation and presents excellent potential for further growth and diversification. The property benefits from permission for food preparation and oven use, creating opportunities to expand the menu offering. With the possibility of opening on weekends, the business is ideally positioned to introduce a popular tapas and evening dining concept, generating additional revenue and attracting both residents and visitors. This is a rare opportunity to acquire a profitable hospitality business in a sought-after location. For further information or to arrange a viewing, contact us today. Opportunities of this nature are seldom available and early enquiries are highly recommended.

Interior Size:	16m ²	Rates:	£235 Per Quarter
Exterior Size:	N/A	Service Charges:	TBC
Plot Area:	N/A	Price per sqm:	£0
Furnishing:	Fully Furnished		

BMI Group Limited, Unit 7 Portland House, Glacis Road, P.O. Box 469, Gibraltar

✉ info@bmigroup.gi ☎ (+350) 200 51010

www.bmigroup.gi