

Former Cheese Shack Cafe



ASSETS ONLY \$99,500
(Real Estate not included)



CALL TODAY TO SET UP TOUR.

BUSINESS IS CLOSED, CALL FOR APPOINTMENT

*6043 2ND STREET
KIMMSWICK, MO 63053*

Located in the historic Kimmswick, MO. Kimmswick is known for yearly festivals with many popular tourist attractions.



TURN KEY RESTAURANT

6043 2nd St
Kimmswick, MO 63052

BUSINESS PRICE

\$99,500

Includes a turnkey restaurant with most equipment

LEASE INFORMATION

6043 2nd Street:

Rent- \$1,000 Monthly (Cafe side)

\$650 Monthly (Ice cream side)

Average utilities:

\$500- Electric

\$75- Trash

\$50- Water



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BUSINESS INFORMATION

- Exciting opportunity, perfect for an owner/operator
- Location had good previous sales history .
 - Possible living quarters on second floor, currently office space and prep area.
 - Location is leased(real estate not included)
 - 96 seats inside and 40 outside.
 - Equipment, and most FF&E is included
- Comes with nice patio space that is perfect for the yearly events and festivals that attract thousands to Kimmswick yearly.
- Previous owners spend thousands on furniture, fixtures and build out.
 - Perfect size for fast casual concept.
- Many great restaurants, retail shops and wineries.
- Kimmswick is also anticipating being the “home” port for the Delta Queen steamboat due to arrive this summer (2020).
- Kimmswick events include the Apple butter and Strawberry festivals both being the most popular among the event, they take place in the spring and fall, attracting over 100 thousand visitors each year.



TURN KEY RESTAURANT

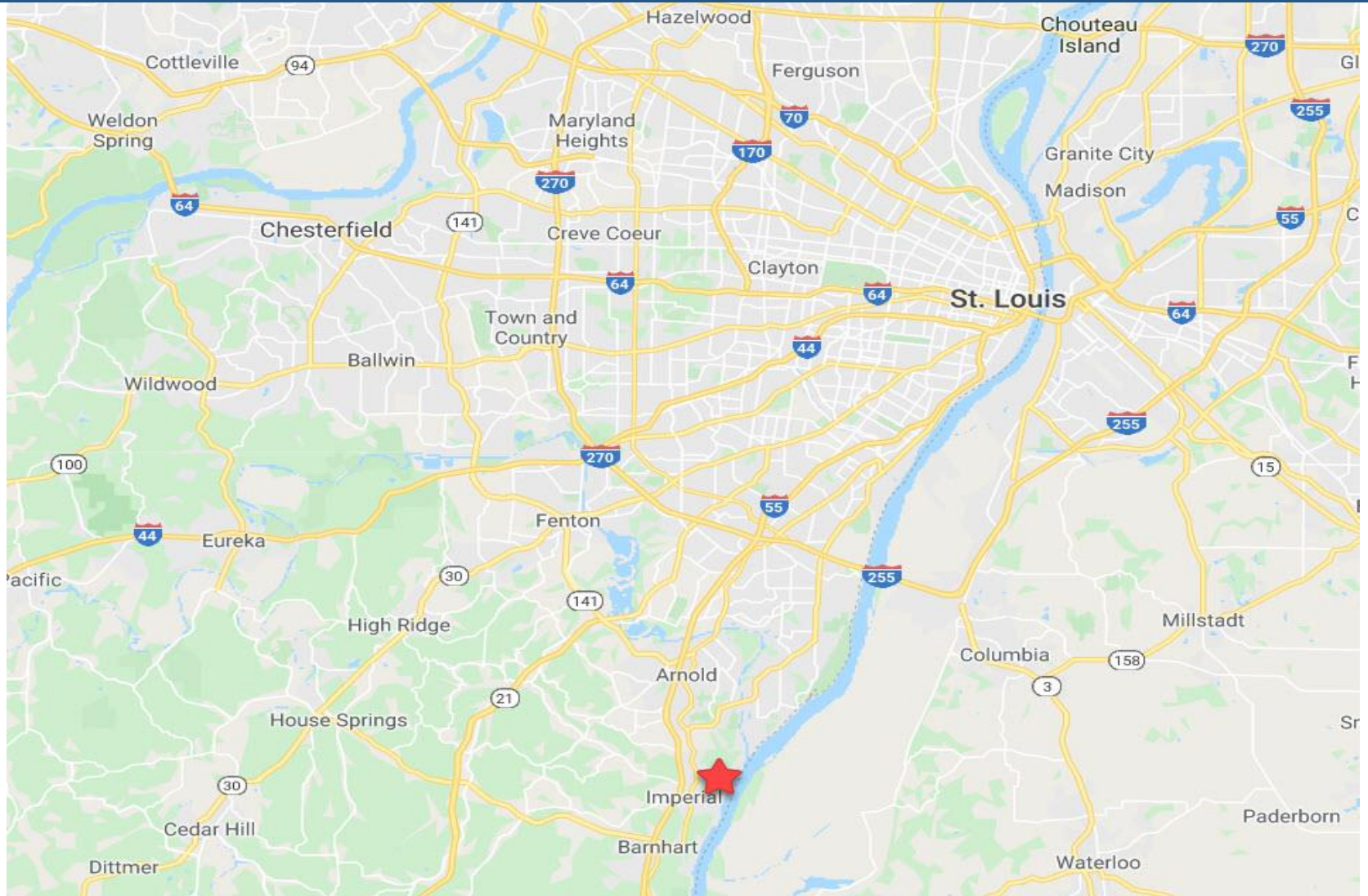
6043 2nd St
Kimmswick, MO 63052

BACKGROUND

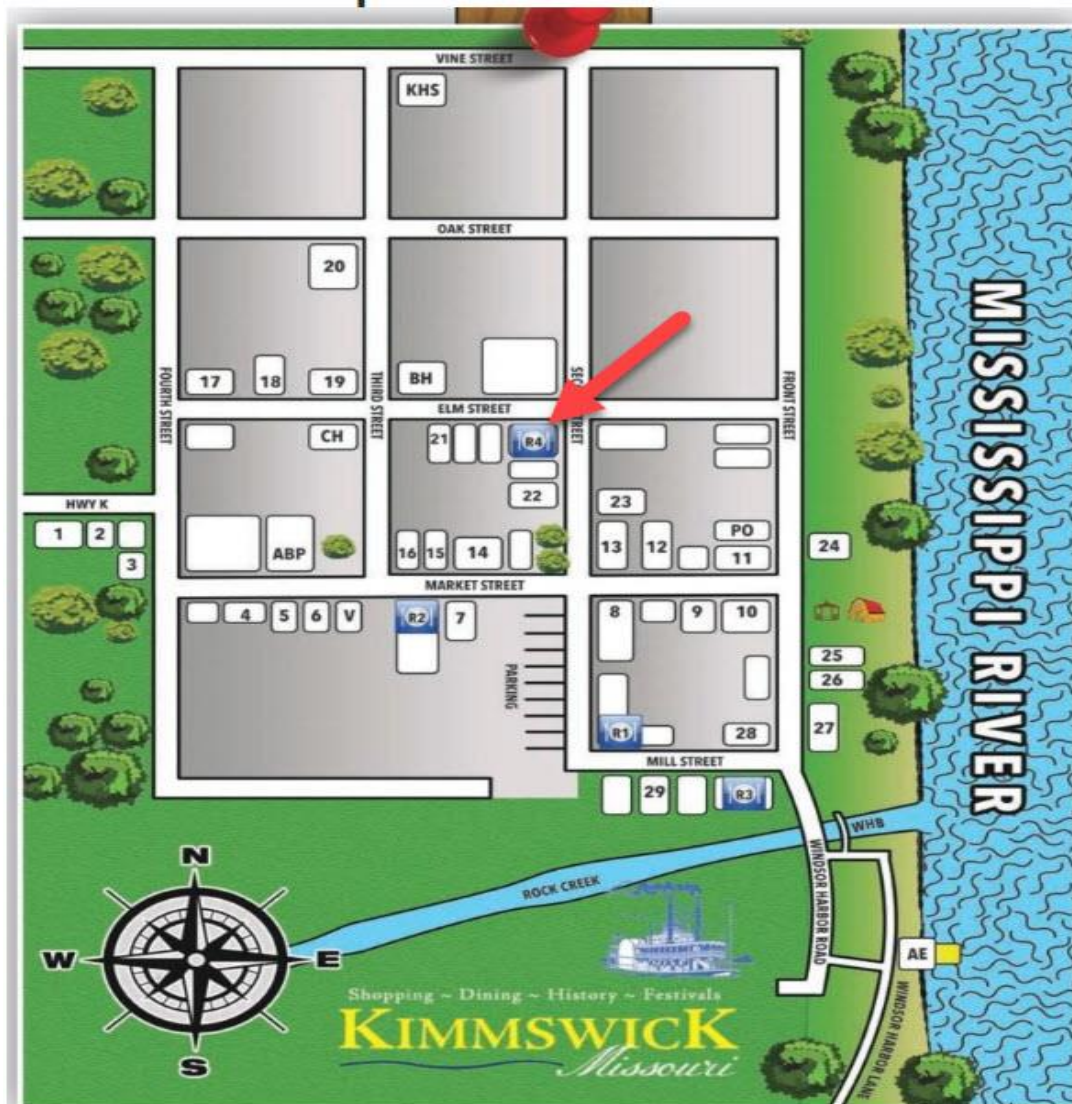
Kimmswick is enjoying a renaissance of activity. In addition to the very active historical society, there are restaurants, a variety of shops and a visitor center that welcomes tourists to the town. A variety of activities take place in the town through the year. The Strawberry Festival is held the first weekend in June. The Apple Butter Festival, during the last full weekend in October, features crafts and apple butter cooking process demonstrated by members of Kimmswick Historical Society. Amid the hustle and bustle of modern daily life, visitors are welcomed to enjoy the quaint and historic atmosphere of the small river town.

See website below:
www.gokimmswick.com

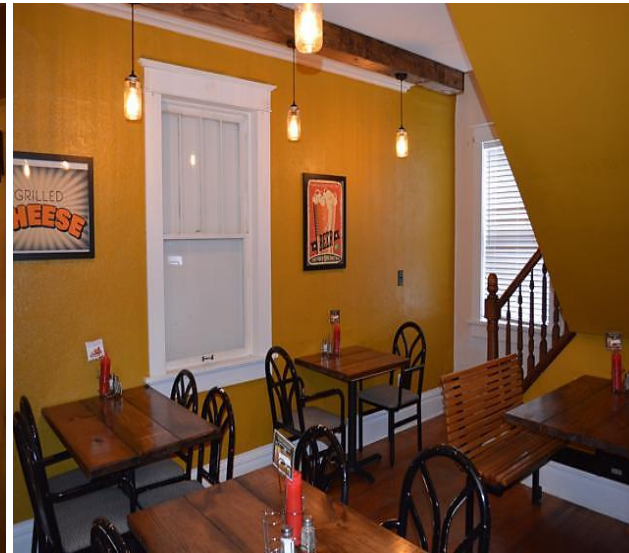
Location



Map Kimmswick



Pictures





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CALL TODAY TO LEARN MORE.
DO NOT DISTURB BUSINESS.

KRAMER COMMERCIAL REALTY, LLC | Ron & Mark Kramer: 314-502-9155 | 100 Chesterfield Business Parkway
www.KramerCommercialRealty.com | Ron@Kramercr.com; Mark@Kramercr.com | Suite 200, Saint Louis, MO 63005

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