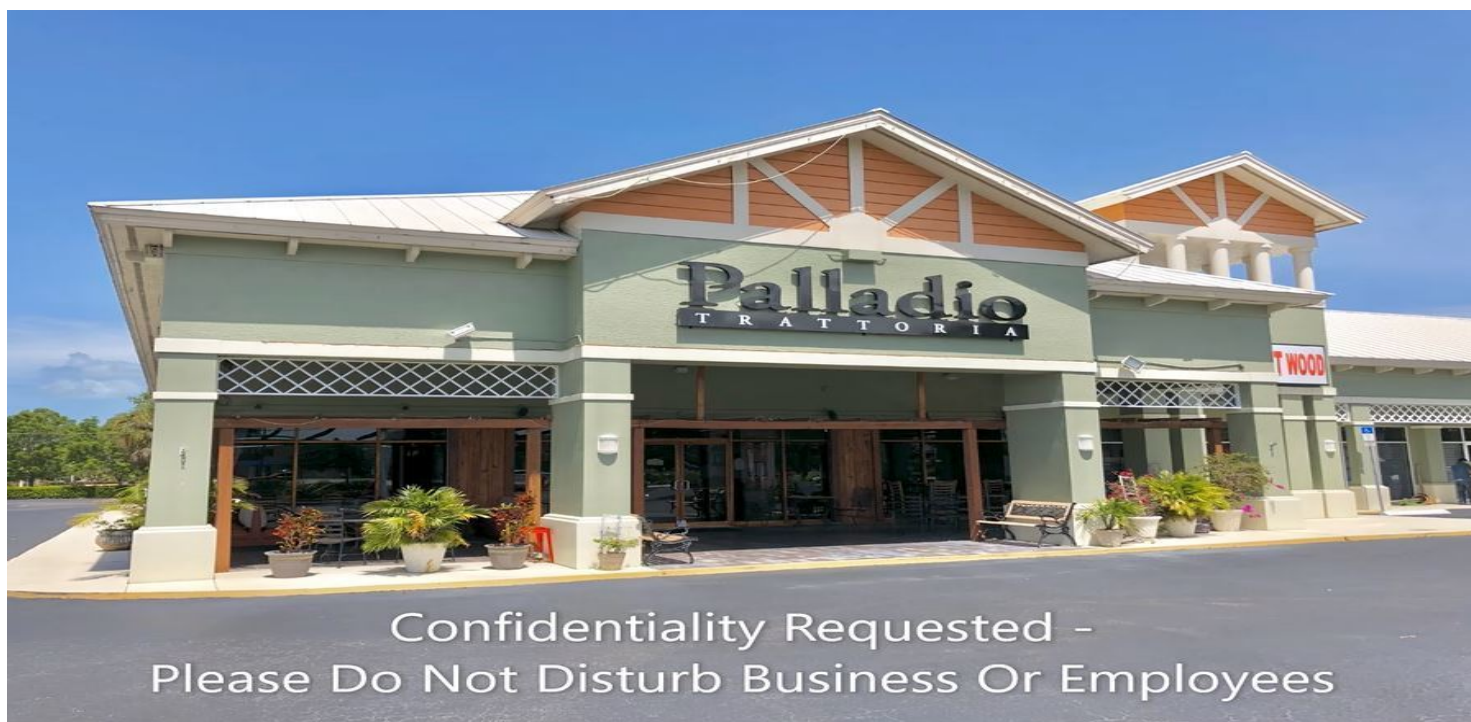


FOR SALE - TURNKEY RESTAURANT

Palladio Trattoria

28340 Trails Edge Blvd. #9, Bonita Springs, FL 34134



OFFERING SUMMARY

Sale Price: **\$175,000**

Year Built: 1998

Renovated: 2018

Zoning: CPD

PROPERTY OVERVIEW

PRICE REDUCED!!! A turnkey premium casual restaurant for sale in the Naples / Bonita Springs area. Location offers visibility with great ingress / egress and an abundance of parking. The business has been recently remodeled and offered with all FF+E.

PROPERTY HIGHLIGHTS

- **Confidentiality Agreement Required**
- Turnkey fully equipped restaurant
- Great lease terms in place with below market rents
- Over 150 seats with liquor license
- Has built out bar and small outdoor patio space
- Plenty of Parking
- Sale includes business only/real estate not included in sale

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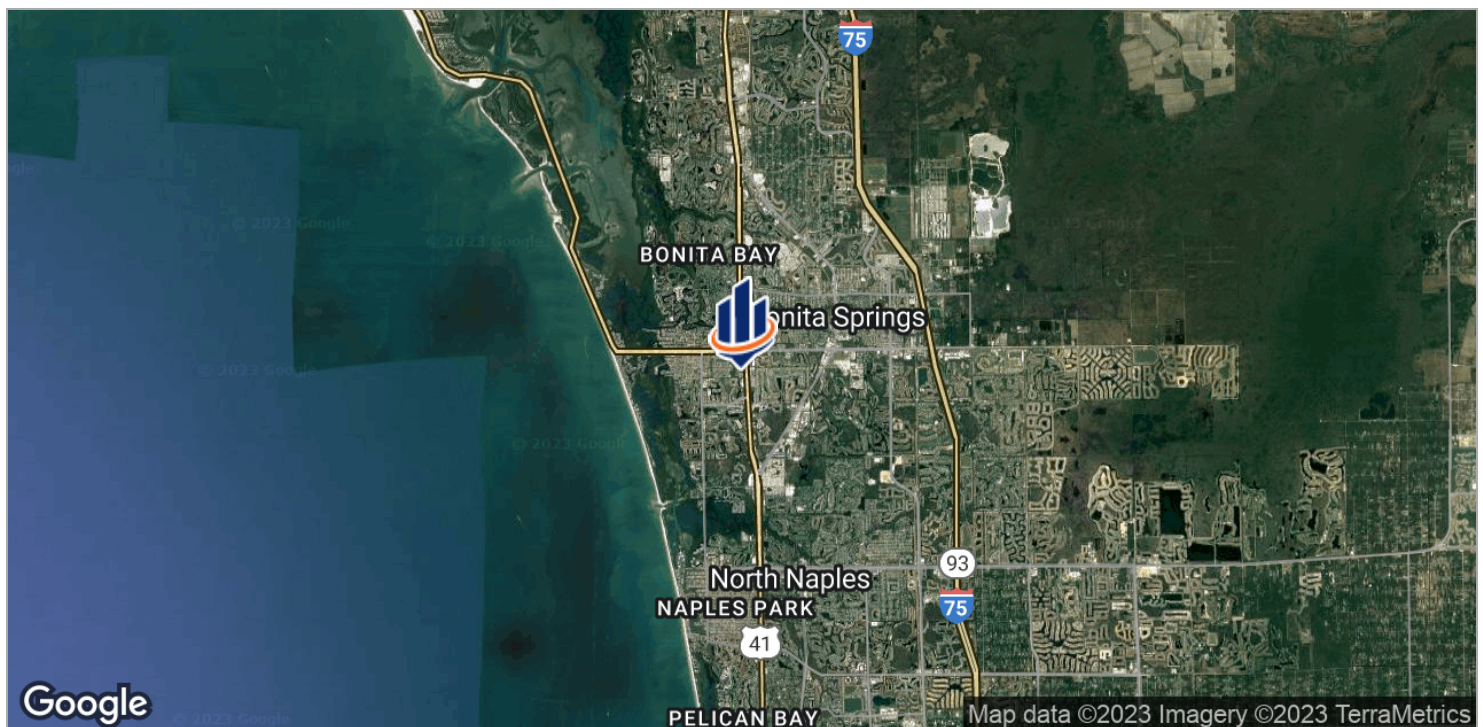
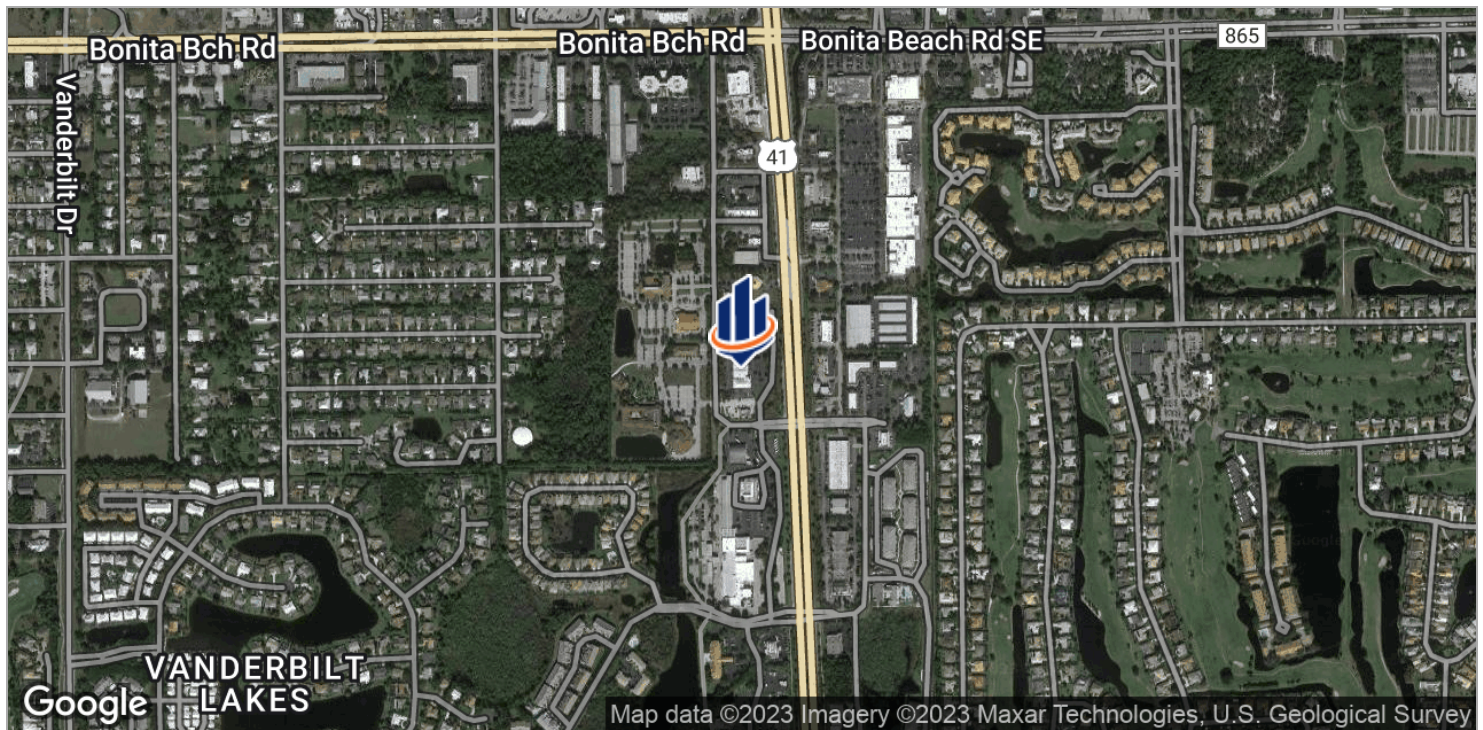


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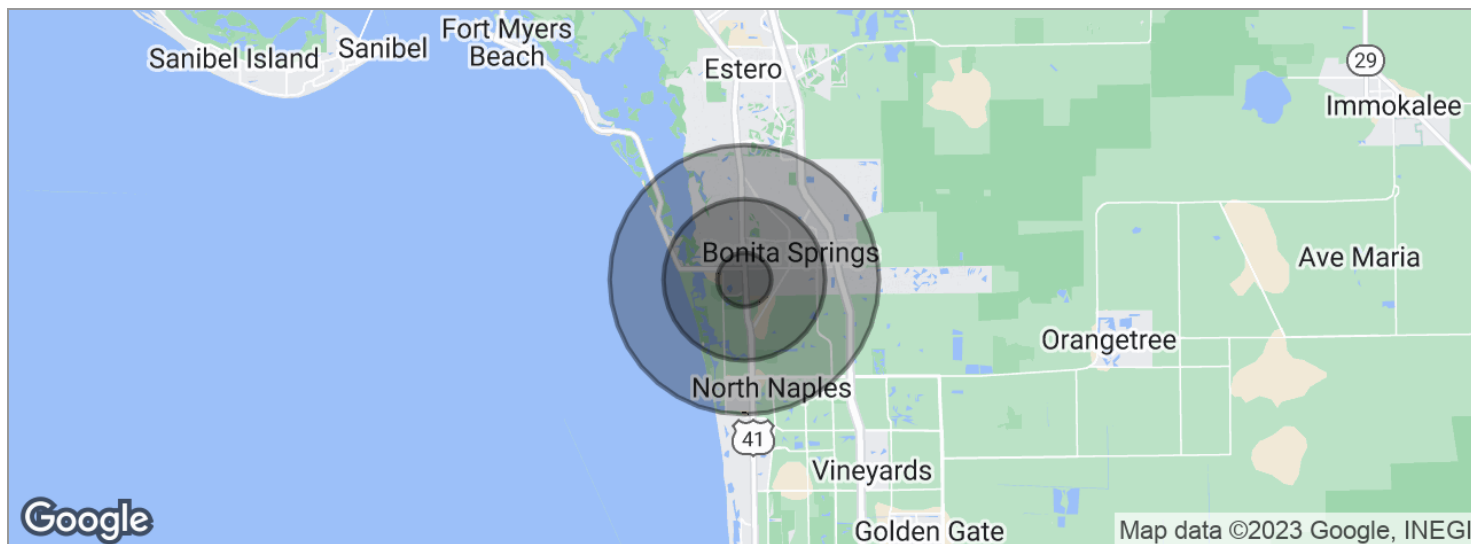


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FOR SALE - TURNKEY RESTAURANT



POPULATION	1 MILE	3 MILES	5 MILES
Total population	5,538	49,852	106,346
Median age	50.6	48.7	51.2
Median age [Male]	47.8	47.6	50.3
Median age [Female]	52.1	49.4	51.9
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,292	20,632	45,221
# of persons per HH	2.4	2.4	2.4
Average HH income	\$104,979	\$102,143	\$109,709
Average house value	\$310,634	\$456,198	\$519,514

** Demographic data derived from 2020 ACS - US Census*

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