



FOR SALE

507 QUEEN ST W, TORONTO

\$199,000

\$10,600 Gross Rent

1,200 Sq Ft

Indian Restaurant

THE GRAND INDIAN

Busy restaurant on Queen West. Fully built out and newly renovated from a vanilla shell in 2024. This space is easy to run with hands-on ownership. Popular for dine-in and delivery.

1,200 square feet and 30 seats. Liquor license has been approved. They're doing great numbers for the first year of business, set to accelerate with LLBO sales.

\$10,600 gross rent including TMI and a 4 + 5 remaining on the lease. Available for rebranding. No restrictions and no demolition clause.

READY FOR SECONDS?

Call me to discuss this listing today.



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carve REAL ESTATE



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OTHER LOCATIONS:



ME VA ME

- Prime corner location on Avenue Road
- 1,700 Sq Ft
- \$8,849 Gross Rent
- Licensed for 30



WING CITY

- Perfect opportunity to rebrand
- 2,100 Sq Ft
- \$20,000 Gross Rent
- Seating for 30



CIAO ROMA

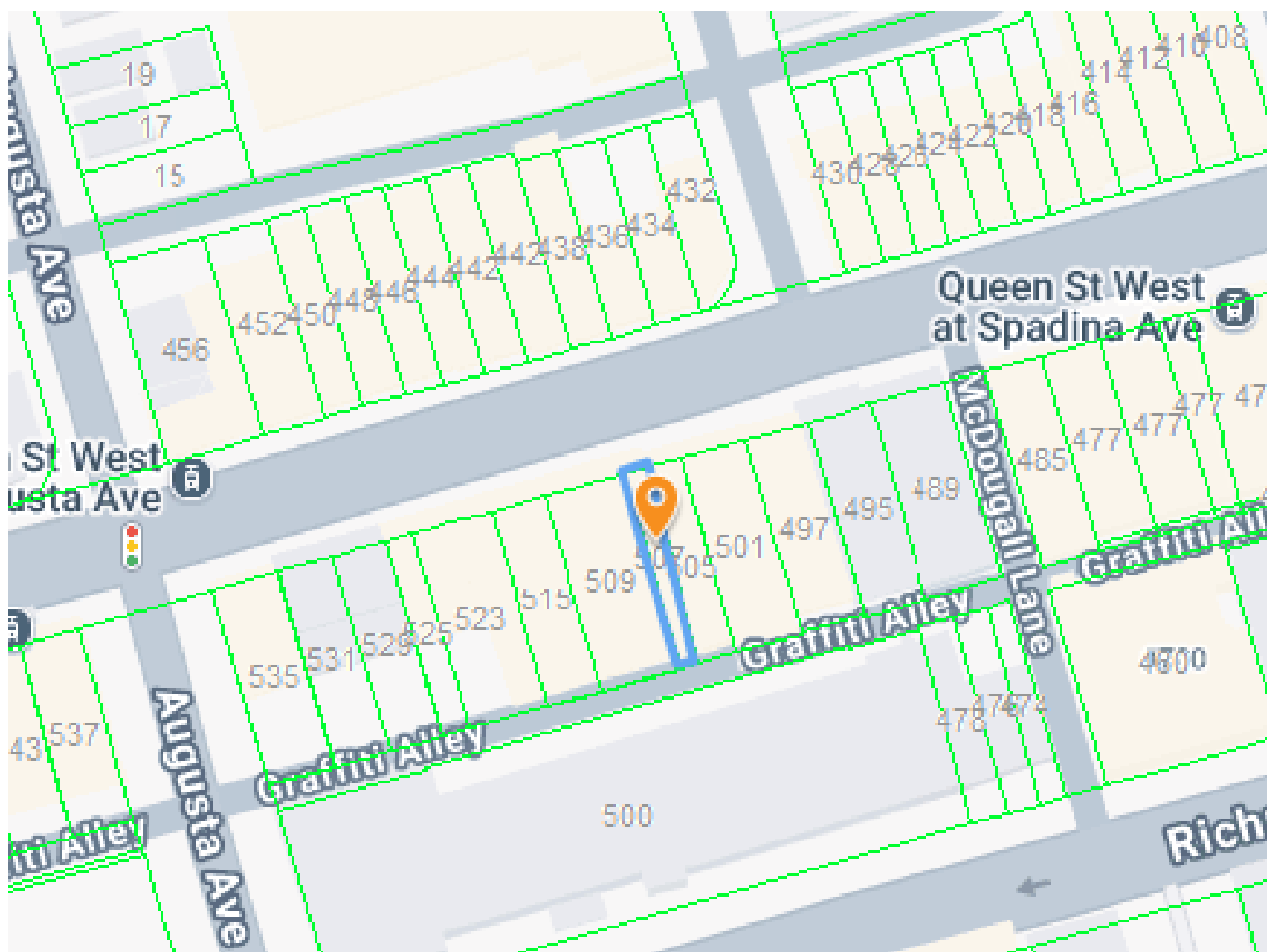
- Authentic Roman style pizza
- 1,950 Sq Ft
- \$3,900 Gross Rent
- Licensed for 28



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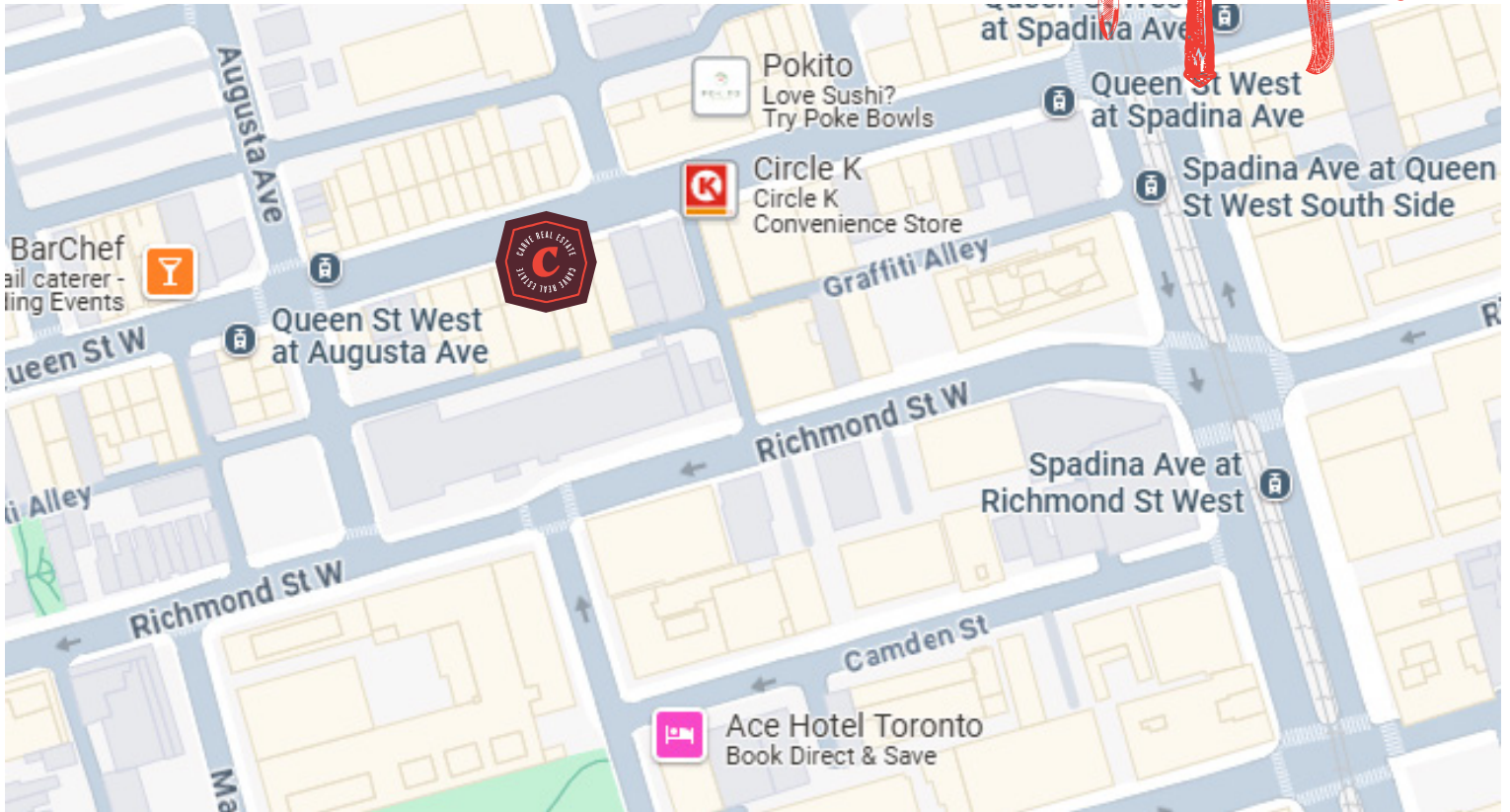
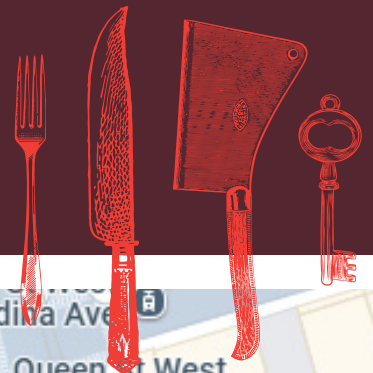
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BUILDING DETAILS

A listing with no demo clause and zero restrictions on Queen West is a rare find. This space being newly renovated makes it even more of a unicorn. With a liquor license set to add even more sales to an already busy location, it's a once in a lifetime chance to get in on the busiest section of the downtown core.

Property Details: A custom built walk-in fridge makes use of every inch of available space. The kitchen is laid out to maximize efficiency and the high and dry basement provides ample storage.

LOT SIZE

Frontage:
8.79 ft along Queen St W

Depth:
Approximately 99.56 ft

Dimensions:
99.51 ft x 8.79 ft x 99.56 ft x 13.41 ft

Size:
1,097.92 ft²



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