



Williamstown



## **\*Experienced Buyer Only\* Premium Setup Bottle Shop for Sale Taking \$22000+pw lots of potential!!!! BEST LOCATION!!!!**

**\*Experienced Buyer Only\***

**An Unmissable Opportunity Awaits!**

**Prime Location with Premium Setup ! One of the Best Locations!**

Located near Inner Western Suburb of Melbourne and right next to a bustling supermarket, this bottle shop offers an unbeatable combination of high foot traffic and ample parking space, ensuring a steady stream of customers.

### **Why Invest in This Bottle Shop?**

- **Heavy Foot Traffic:** Situated next to a major supermarket, enjoy a constant influx of potential customers.
- **Ample Parking:** Benefit from a large car park that makes shopping convenient for your customers.
- **Impressive Sales Revenue:** Weekly sales revenue of \$22,000pw+ with high profit margins. Taking was \$25,000+pw last year, now the stock is only 70% full, owner doesn't have time to manage it, waiting for the next purchaser to take it over and bringing it to a higher level.
- **Affordable Rent:** Competitive rent at \$1346 per week, secured with a long lease.
- **Flexible Branding Options:** Currently operating under an individual banner but can be easily converted to Cellarbrations or Bottlemart.

Price	\$325,000
Property Type	Business
Property ID	289

### **Agent Details**

Judy Zhang - 0482020797

### **Office Details**

Mercury Business Sales and Valuation  
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- **Growth Potential:** Significant potential to increase sales and expand customer base.
- **Premium Setup:** Inspection will impress you with the quality and layout of the setup.

#### Key Details:

- **Weekly Sales Revenue:** \$22,000+pw Taking was \$25,000+pw last financial year.
- Stock is only 70% full at the moment, waiting for the next the purchaser to take over and better management
- **Rent:** \$1346 per week
- **Trading hours:** Extending the trading hours is also highly recommended
- **Lease:** Long-term secured lease
- **Branding Flexibility:** converted to Cellarbrations or Bottlemart to boost more Takings!!!
- **Location:** Inner Western Suburb of Melbourne, next to a major supermarket
- **Reason for Sale:** family reasons

#### Serious and Experienced Buyers Only

This is a golden opportunity for those seeking a high-performing, premium bottle shop in a prime location. The current vendor is selling due to urgent family reasons, making this an exceptional chance to acquire a thriving business.

#### Contact the Agent for Inspection and More Information

Don't miss out on this rare opportunity.

Schedule an inspection today with **Judy Today on 048 2020 797 or email [judy@mercba.com.au](mailto:judy@mercba.com.au)**

and see for yourself the potential and premium setup of this fantastic bottle shop.

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