



BUSINESS REPORT

Date: **19th April 2025**

Business Reference: **37300**

About the Business:

Mediterranean based restaurant with excellent indoor and outdoor dining facilities

Popular with pizzas and their Mediterranean menu, the restaurant offers both indoor and outdoor seating. Full liquor license in place and ideal for functions and special occasions. Ideal for an experienced restaurateur. Excellent location for incremental growth in the near future.

Mediterranean based restaurant with excellent indoor and outdoor dining facilities



Sector: **Food**

Asking Price:

R **1,650,000**

Monthly Profit:

R **25,134**

Asset Value:

R 600,000

Stock Value:

R 30,000

Yearly Net Profit :

R 301,605



Business Report

Fully describe the business's activities?

Mediterranean styled Portuguese and Italian restaurant with large indoor and outdoor seating.
Excellent reports for the quality of food and service levels.
The restaurant specialises in dishes such as Espetada, Trinchado, flame grilled chicken and a full range of wood fired pizza's
Ideal venue for functions with large screen TV for sport events.

How does the business operate on a daily basis?

The Owner is on site every day, and is supported by a team of 7 staff.
On Fridays and over the weekend she has a manager present to assist.

What Advertising/Marketing is carried out?

Face Book,
Instagram,
WhatsApp etc

What competition exists?

There is no close-by competition.
The business is well known for the quality and range of Mediterranean food offerings which is not found in close proximity

How could the profitability of the business be improved?

The restaurant lends itself to functions with the ample secure parking and size of the outdoor area.
The current Owner is tired after so many years of being in control and ensuring that the high standards are maintained.
A new Owner may wish to increase marketing and bring in additional activities for the large outdoor area.
There is also the opportunity to start a car-wash facility on the large grounds as the tanks have already been put in underground.

Give a breakdown of staff/ functions/ length of service?

4 kitchen staff
1 pizza chef
1 barman
1 dedicated waiter
Manager on weekends

How involved is the Owner in running the business?

On a daily basis

When does the current lease end?

In 2028 with option to renew for a further 5 years.

What are the trading hours?

Tuesday to Sundays 11-30 to 9-00pm at present

What are the main assets of the business?

Kitchen Equipment
Built in wood burning pizza oven
Tables and chairs to seat around 200 people
Scotsman ice machine
2 Consignment fridges are in place, but not on the asset list

Strengths?

Location.....not currently with the roadworks, but when roadworks are complete the location will be excellent.
Large indoor and outdoor seating.
Opportunities to more fully utilise the garden area.

Weaknesses?

Currently the roadworks.
The restaurant will require some low key maintenance but nothing intense.
Loud music not permitted by landlord

Opportunities?

Bring in outdoor activities especially for children
Regular Pizza or other promotional activities

Threats?

There are no known threats to this business especially once the N2 roadworks have been completed which is likely to be around August 2025.

What is the reason for the sale?

The Owner has been actively involved since inception 6 years ago.
Her husband has other business commitments that means that he is not able to assist in the restaurant.
They have family in Cape Town and may look to relocate to be closer to the family.