

**ACTIVE**  
**C8011041**  
**Board: V**  
Business

## 2 292 GOWER POINT ROAD

Sunshine Coast  
Gibsons & Area  
V0N 1V0

**\$99,000** (LP)   
(SP)  
(LR sq. ft. p/a)



Turn Key business ready to go in the heart of lower Gibsons. Set up for tourist season. Menu, marketing, suppliers, staff all ready to go. Excellent reviews on Facebook and Trip Adviser. Super competitive lease in place and transferable. If you are thinking of moving to Gibsons and looking for a business opportunity, or a local looking for a change - This is the opportunity you've been waiting for. Call listing Realtor for info or viewing today!

**P.I.D.:** 023-709-537

**Property Type:** Business

**Zoning/Land Use:** COMMERCIAL

**Land Sz SF/Acres:** 600 / 0.00

**Brochure:** <https://www.paulineandcheryls.com/>

**Prop. Tax/Year:** \$2,913.48 / 2016

**Width / Depth:** /

**Transaction Type:** For Sale

**Sale Type:** Asset

**Virtual Tour:** VirtualTourLink

### Property Details

**Seller's Interest:** Registered Owner

**Interest In Land:** Strata

**Environmental Assessment Phase:** None

**Occupancy:** Owner

**Seller's Rights Reserved:** No

**Amenities:**

**Site Services:**

**Restrictions:**

### General Building Details

**Subj. Space SqFt:** 600

**Width / Depth:** /

**Year Built:**

**Complex Name:**

**# of Buildings:**

**# of Storeys:**

**# of Loading Doors:**

**# of Grade Doors:**

**Parking Spaces:**

**# of Elevators:**

**Roof:**

**HVAC**

**Building Type:** Commercial Mix, Residential Mix

**Construction Type:**

**Office Area Sq Ft:**

**Mezzanine Area Sq Ft:**

**Retail Area Sq Ft:**

**Other Area Sq Ft:**

**Warehouse Area Sq Ft:**

**Lease Rate (sq.ft.):**

**Lease Op Cost (sq.ft.):**

**Lease Sub-lease:** No

**Lease Term,**

**Lease Size (sq.ft.):**

**Additional Rent/SF:**

**Tot. Spce Avail for Lse:**

**months: 36**

**Lease Type:** Net

**Lease Exp. Date:** 9/9/2019

**Subj. Unit Cont. Spce:**

**Legal:** PAULINE AND CHERYL FISH AND CHIP SHOP ASSET SALE 292 GOWER POINT ROAD | GIBSONS, BC

**Legal 2:**

**List Firm 1:** RE/MAX Top Performers - OFC: 604-886-2670

**Appointment Contact:** Tony

**List Firm 2:**

**Appointment Phone:** 604-418-2695

**List Sales Rep 1:** Tony Browton - CONTC: 604-418-2695

**Appointment Instructions:** Contact Listing REALTOR®

**List Sales Rep 2:**

**List Sales Rep 3:**

**Lister Email:** tbrowton@trueblurealty.ca

**Lister Website:** www.trueblurealty.ca

**Commission:** 4% OF FINAL SALE PRICE

**Lease Commission:**

**Seller Name:** Paul Haldane

**Sell Rep 1:**

**Rep 2:**

**Rep 3:**

**Sell Firm 1:**

**Firm 2:**

**Realtor Remarks:** All measurements approximate, buyer to verify if important. Selling realtor is partner in business Full renovation done October 2016,, Turn Key operation ready to re-open in April

**Days on Market:** 0

**List Date:** 2/27/2017

**Sold Date:**

**Previous Price:** \$0

**Expiry Date:** 7/31/2017

**Sold Price:**

**Original Price:** \$99,000