



Fact Sheet

Restaurant Theme

Authentic Irish Restaurant and Pub

Building Size

+/- 350 – 450m² plus an outside deck of 100m² - 150m²

Full Land Size (free standing)

+/- 2000m²

Site Criteria

- ✓ High visibility on a main road.
- ✓ **Ground floor only – not 1st floor sites**
- ✓ Close proximity to business and residential neighborhoods to ensure a good balance between daytime and evening trade.
- ✓ Accessibility
- ✓ Vacant premises, land (**with correct zoning**) where landlords or developers will assist with base rentals.
- ✓ Existing restaurant to refurbish – **conversions.**
- ✓ Major new developments will be considered.
- ✓ Suitable neighbours.
- ✓ Free-standing or end cap in a strip mall, but not in-line.
- ✓ **Preferably rental space.**

Food/Beverage Split

Restaurant 60% : Bar 40%

Estimated cost of furniture, fittings, equipment and working capital

350m² - 450m²: R1, 897, 000

Excluding leasable items. Refer to Set-up costs.

Royalties and Marketing Fund

Royalties: 5% of Monthly Turnover

Marketing Fund: 2% of Monthly Turnover

Net sales

Estimated net sales: R495,000 per month or R5,940,000 per annum.

Parking Spaces

As many as possible, with a minimum of 60 bays.

Support

Full operational, marketing, design, shop fitting specifications and artifact packages are in place.

Contact Details

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