



# FirstChoice

## BUSINESS BROKERS

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<b>Large Fish Farm – Ref: 5055</b> - One of the best fish farms in Australia, South East Victoria site - Natural environment, low cost due to pure river water flowing through farm - 22 hectard of land, 5-bedroom 2 storey house with swimming pool - Many stable orders, large supermarket supplier, retail and wholesale - Low outlay, complete service from fish breeding and stock to processing and delivery - Massive potential for export and tourism, water and tourism licences included in sale. <b>Asking Price: \$7.99 Million (Business + Property)</b> <b>Kevin 0411 568 868</b>		<b>Fish and Chips – Ref: 2253</b> Upmarket area, just 10 mins drive from the city and nearby a tram stop, attached dwelling with 2 bedrooms in excellent living conditions, spacious interior, fresh contemporary designs, newly renovated 10 mths ago, in fitted with new equipment, making substantial profits. <b>Takings approx \$16,000 pw</b> <b>Ken 0449 859 418</b>		<b>Luxury Brand Duty Free Shop and Freehold – Ref: 2156</b> Biggest and 1 of 3 luxury brand duty free shops, prime site along a busy shopping street 5 mins drive to the city, sale of internationally recognized brand name products, recently renovated, freehold can also be purchased. <b>Takings approx \$43,000 pw</b> <b>Freehold Asking: \$2,300,000</b> <b>James 0416 864 988</b>		<b>Well Located High Profit Organic Cafe – Ref: 5151</b> Cafe at a busy intersection in an area with cafe culture in the east, fully managed, peace of mind, great market, profitable, high growth, newly opened franchise, no fees, reasonable price – don't miss out! <b>Takings approx \$14,000 pw</b> <b>James 0416 864 988</b>	
<b>Import and Wholesale Australia-Wide – Ref: 8150</b> 30+ years in business, supplies to 3,894 shops all over Australia, all figures in p & l book, freehold land at 1,150sqm, can be bought together, includes 2 permits for exhibition space in Syd & Mel, priced to sell due to retirement. <b>Takings approx \$30,000 pw</b> <b>Asking Price: \$480,000</b> <b>James 0416 864 988</b>		<b>Nursing Agency – Ref: 6057</b> Excellent placement in the east, many years of business with stable clientele, high profit, low costs, very low rent, all figures in profit & loss statements, with company car, this is a rare business opportunity – act quickly! <b>Asking Price: \$398,000</b> <b>Takings approx \$49,000 pw</b> <b>James 0416 864 988</b>		<b>Large Bowling Alley with No Competition – Ref: 5945</b> Sited close to a busy shopping centre and cinema, sole business of its kind in the area, excellent equipment, 3500 square metres with rental income from 7 tenanted shops, fully manage with immense business potential. <b>Asking Price: \$1.25M for Business and \$3.8M for Property</b> <b>Kevin 0411 568 868</b>		<b>Pet Accessory Shop – Ref: 6051</b> Splendidly located in a residential shopping centre, pet accessory shop next to a pet grooming business, provide licence to sell pet animals, profit-&-loss statements provided, low rent, easily managed. <b>Asking Price: \$18,000 (\$89,000 incl. SAV)</b> <b>Takings approx \$4,600 pw</b> <b>James 0416 864 988</b>	
<b>Thai Restaurant &amp; Remedial Massage – Ref: 7158</b> Located along a well-known street of restaurants near the city, two separate businesses with one owner, Thai cuisine and Thai remedial massage, one rent for both businesses, high profit, 1.5 year return investment, get in on this prime business now! <b>Takings approx \$20,000 pw</b> <b>James 0416 864 988</b>		<b>Restaurant Along a Commercial Street near Cinema – Ref: 5159</b> Excellent location for a 9-year old Italian restaurant beside a cinema, busy commercial street out front, crowded, stable trade, fully managed, manager's wages \$1,100, lucrative, more profitable if owner-managed, sale due to other business commitments. <b>Asking Price: \$290,000</b> <b>Chris 0424 651 098</b>		<b>Hardware &amp; Tools – Ref: 1254</b> In industrial area of Box Hill, easy access, fine reputation, a leader in its industry, established for more than 20 yrs, solid customer base, mainly engaged in the sale, repair and service of highly profitable tools and machinery, currently fully managed, immense business potential. <b>Asking Price: \$150,000</b> <b>Frank 0466 184 326</b>		<b>Panel Beater &amp; Painters in the North – Ref: 1256</b> Experienced staff, visible street frontage, remarkable reputation, history of 20+ yrs, 90% of jobs from insurance companies and car dealers, 600sqm factory, biggest RACV associate repairer in the northern suburbs, ample parking, advanced equipment. <b>Yearly Tkgs approx \$1.2-1.5M</b> <b>Brian 0432 218 098</b>	
<b>5-Day Fruit Shop – Ref: 6055</b> Corner positioning in the renowned Victoria Market, long trade history and short hours, enormous shop, profitable and easily run, crowded location with many locals and tourists, money-making opportunity with huge business potential. <b>Asking Price: \$459,000</b> <b>Takings approx \$48,000 pw</b> <b>Frank 0466 184 326</b>		<b>Inner City Cafe – Ref: 1158</b> Highly accessible along a busy commercial street in Richmond, reputable store with high volume of customers, next to supermarket, fully licenced, with courtyard, seats 65, stable trade, easily managed, long 9-year lease, owner operated the business for 13 years. <b>Asking Price: \$190,000</b> <b>Takings approx \$9,500 pw</b> <b>Frank 0466 184 326</b>		 Heavy traffic flowing positioning, vendor invested a lot of money in renovating the shop and its equipment, the store has one of the best setups in Melbourne, solid customer base, huge potentials, wide storage area, semi-managed, Inspection a Must! <b>Takings approx \$135,000 pw</b> <b>Kevin 0411 568 868</b>		 Business in the east with annual turnover of \$1,200,000, low rent with 500+ letterboxes, prime site in well developed suburb, 1 lotto terminal and 1 internet terminal, low operating cost, easily run, attractive set up, all enquiries welcome! <b>Takings approx \$23,000 pw</b> <b>Dilun 0424 651 868</b>	
 Famed franchise strategically placed in commercial areas with many tourists and workers, profitable, immense business potential, fully equipped with large commercial kitchen, sale due to vendor having other business commitments. <b>Various Stores in Melbourne</b> <b>Takings up to \$30,000 pw</b> <b>Dilun 0424 651 868</b>		 Fully managed franchise bakery located in an eastern developing area next to Coles, JB Hi-Fi and Dan Murphy's, business established for 2.5 years, stable trade with many regulars, modern set-up with trained staff, sale due to owner moving overseas. <b>Takings approx \$10,000pw</b> <b>Dilun 0424 651 868</b>		 Accessibly placed in developed suburbs and shopping centres, easily operated and managed business also selling magazines, newspapers and stationary, high profit margin, solid customer base. <b>Various Stores in Melbourne</b> <b>Commission up to \$320k p.a</b> <b>Dilun 0424 651 868</b>		 Surrounded by commercial and retail trade, massive sales in coffee, easily run, great presentation and setup, stable trade with many regulars, steadily increasing business, support supplied by head office, hurry in to get in on the hectic trade! <b>Various Stores in Melbourne</b> <b>Takings up to \$18,000 pw</b> <b>Dilun 0424 651 868</b>	
<b>Asian Restaurant – Ref: 6158</b> Well placed Asian restaurant in the south east, long lease, low rent, 50+ parking spaces, facing Princes Highway, very close to main shopping centre, fully licenced, seats 200+, attractive set up, great business for the new year – call now! <b>Takings approx \$30,000 pw</b> <b>Dilun 0424 651 868</b>		<b>Cafe in South East – 4940</b> Profitable business with excellent exposure near the main entrance of a busy shopping centre in the south east, close to banks and K-mart, seats over 70, in operation for 16 years with many regulars, priced for quick sale! <b>Takings approx \$16,000 pw</b> <b>Asking Price: \$145,000</b> <b>Dilun 0424 651 868</b>		<b>Cafe in the East – Ref: 7157</b> Great location in Camberwell in a busy commercial street, easily accessible and spacious cafe with excellent fittings and commercial kitchen, seats 70, lucrative and easily run, high sales of coffee and sandwiches, 2 comfortable bedrooms upstairs, low rent, long lease, training provided. <b>Takings approx \$7,500 pw</b> <b>Frank 0466 184 326</b>		<b>Busy Grocery – Ref: 8943</b> Strategically positioned in the south east Dandenong area, full kitchen facilities, low rent, offices next door with over 300 staff, easy business to run, especially if by a husband-and-wife team, can be modified to be a cafe, priced for a quick sale, take up this stable business now! <b>Asking Price: \$70,000 incl. SAV</b> <b>Dilun 0424 651 868</b>	
				 Newly built modern carwash with big cafe, ideally located in Essendon, washes 300 cars per week approx. easy to run, also washes contract cars, good profit margins, new equipment, fully under management. <b>Various Stores in Melbourne</b> <b>Takings up to \$30,000 pw</b> <b>Dilun 0424 651 868</b>		<b>Car Wash with Cafe – Ref: 1152</b> Busy independent car wash in well established eastern suburb, in front of shopping centre, surrounded by over 10 car showrooms, no franchise fee, full cafe facilities, seats 40+, long secure lease, reasonable rent, current owner of 6 years. <b>Takings approx \$15,000 pw</b> <b>Asking Price: \$599,000</b> <b>Dilun 0424 651 868</b>	
				<b>Newly Built Fully Equipped Food Processing Factory – Ref: 1154</b> Well placed in the south east only 2 minutes' walk to train station, set up cost \$400,000+, over 400 square feet, long lease, low rent, 7 parking spaces, suitable for production of yoghurt, tofu, cheese and similar foods. <b>Asking Price: \$199,000 (Business Only)</b> <b>Dilun 0424 651 868</b>			