

INVESTMENT OPPORTUNITY: THE ENTIRE FLESOR'S CANDY KITCHEN PROPERTY PORTFOLIO

OWN A PIECE OF DOWNTOWN TUSCOLA HISTORY & BUSINESS
ALL THREE ADJOINING BUILDINGS + TURNKEY BUSINESS
 (101, 103, & 105 W Sale St)

101 W Sale St THE HEART OF FLESOR'S CAFE



Main Level: 2850 sq ft finished (Cafe, Candy Display, Soda Fountain, Kitchen).
Upper Level: 1425 sq ft finished Apartment, 1425 sq ft unfinished. **Cannot be sold alone.**

103 W Sale St EVENT SPACE & EXPANSION



Purchased 2016 for extra seating & events.
Main Level: 2736 sq ft finished.
Upper Level: 2736 sq ft unfinished.
 (Restrooms & Storage).

105 W Sale St EXPOSED BRICK & CANDY MAKING



Purchased 2016 for second kitchen & extra room.
 Finished Sq Ft: 2622.
 Exposed Brick room with Sale St storefront.
 Currently used as rental income.



THE TURNKEY BUSINESS & HISTORY

HISTORY (Condensed):
Flesor's Kandy Kitchen - Since 1901.
 Family-owned and operated for generations.
 Reopened in 2004, expanded in 2016. Ready for new talent.



POINT OF SALE: ALL INCLUSIVE PRICE:

\$750,000

Includes all three buildings (101, 103, 105 W Sale St), all items needed to continue the restaurant and candy making business, including equipment, fixtures, and more!

Contact Name:
www.yourc1tate.com
www.premisintuscoto.com

**COME BE A PART OF
 DOWNTOWN TUSCOLA!**