

FOR SALE – ASKING \$795,000

FORMER HEAVENLY CUP COFFEE ROASTERS

Property Highlights

- 1,756 +/- SF
- 1,248 SF on first floor with fully equipped kitchen, prep area, counter area for ordering pick up, seating area and ADA restroom
- 162 SF on second floor with seating area and balance is coffee roasting and packaging operation
- All equipment in place including hoist to lift bags of coffee from ground to second level
- Full basement has office space and storage for equipment and supplies
- Includes drive up window for ordering and pickup
- Great opportunity for entrepreneur to purchase and start up this operation again

Location Highlights

- Located near numerous rooftops, businesses and between two Exits off I-99.
- Visible from I-99 and minutes from Family Life new headquarters with construction starting in Spring 2024



EXCLUSIVE CONTACT

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**323 S. Hamilton Street
Painted Post, NY**



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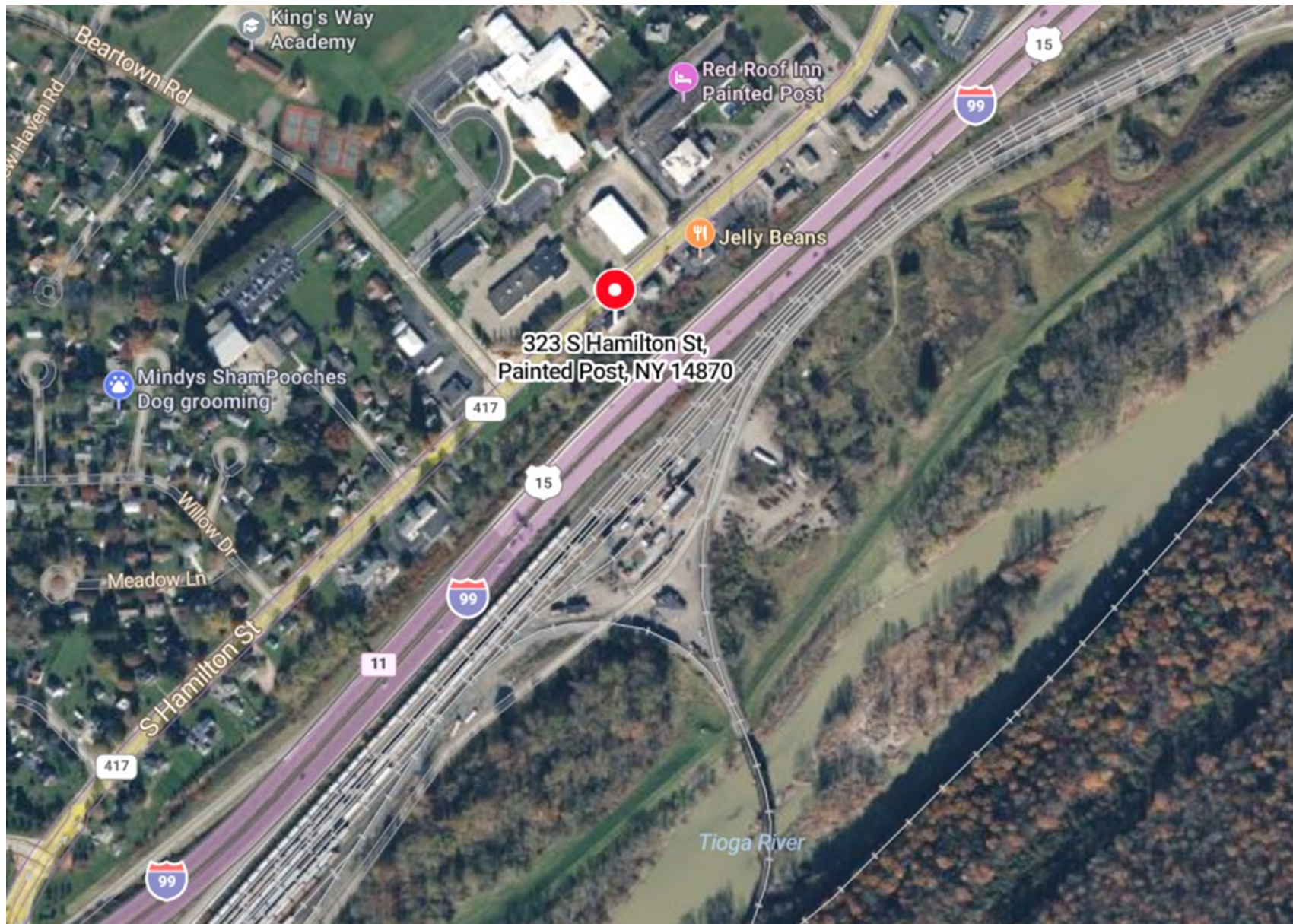


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