
Proposal for an open air restaurant and a pub, along with a VIP Lounge, located in Camp Pune are being collectively offered for sale.

Property Details

Type	Restaurant & Pub
Area (Sq ft)	2000 sq ft (Pub) 400 sq ft (VIP Lounge) 3250 sq ft (Terrace Restaurant)
Total Capacity	300 people (pub) 30 people (VIP Lounge) 450 people (restaurant)
Parking	5 (Reserved for owners) 300 parking spaces available at Level 1 & 2
Manpower	29 employees
License Details	Fire NOC, Eating Housing License, Police License For Restaurant and Permit Room, Liquor License from Excise (FI3)
Asking Price	6Cr.

Salient Features

- The place is strategically located in a mall, known for a high number of footfalls.
- Quality of fit-outs, sofas, seats, etc and ambience could be gauged from the photographs given below
- They have a tie-up with major corporate like ITC, Godfrey, UB, FOSTERS, Red Bull, Russian Standard Vodka
- Other events include a sponsored party every month, Christmas eve party and a New-Year eve party
- Generation of Rs. 1.72 crores of Gross Profit every year

Infrastructure

PUB

- ✓ 9 Air Conditioners With Ionizers And Cooling Capacity Of 2 Tones Each
- ✓ Music System With Surround Speakers, Bass Bin, DJ Mixer, Amplifiers & Monitors
- ✓ Fully Equipped "BAR" With 2 Refrigerating Unit
- ✓ State Of The Art Kitchen With Stainless Steel Exhaust System, Refrigerator & Utensils
- ✓ Corel Cutleries And Glassware
- ✓ 800 Meters Of LED Lights attached to the ceiling

VIP Lounge

- ✓ Exclusive Entry And Exit
- ✓ 3 Air Conditioners With Ionizers And Cooling Capacity Of 2 Tones Each
- ✓ Music System With Surround Speakers, Bass Bin, DJ Mixer, Amplifiers & Monitors With Exclusive Sound Proof Ambience
- ✓ Fully Equipped "BAR"
- ✓ 8 Exquisite Leather Sofa Sets

The restaurant

- ✓ Exclusive Entry And Exit
- ✓ Rock Surround Speakers
- ✓ Fully Equipped "BAR" With 1 Refrigerating Unit
- ✓ Artistic Cane Furniture
- ✓ Live Barbeque

Staff

Staff	No
General Manager	1
Manager	1
Captains	4
Chefs	4
Bar Tenders	3
Accountant	1
Cashier	1

Chefs Assistant	3
Bar Tenders Assistant	3
Runners	4
Utility Staff	4
Bouncers	3

Assets

Particulars	Cost/Piece (Rs '000)	Total (Rs '000)
Sofa Set	40	320
Tables	2	16
Executive Chairs	3.5	7
Cabinets	30	30
Electrical Fittings	250	100
Fridge	40	200
Sound System	500	500
Lasers	50	100
Victory Scanners	70	140
AC	35	420
Computers	40	120
Stocks	500	500
Glass & Crockery	350	200
Total		2653

Financials

Operating Income	(Rs in Lakhs)
Sales & Events	273.48
Operating Expenses	
Purchases	51.6
Tie-Ups	8.4
Salaries	28.8
Electricity	3
Maintenance	3.6
Insurance & VAT	4.2
Total Op Exp	99.6
Gross Profit	172.8

Terms & Conditions :

We charge 1% commission at the time of Agreement or Possession whichever is earlier

Note : Floor Plan and other details can be arrange on demand

* Please confirm the rates before finalization, the rates are subject to change.



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