

Sold

Clyth  
**Macleod**®

1972.



## OWN ONE OF AUCKLAND'S MOST BELOVED CAFES! - (CML 11148)

For the past decade, this café has been winning hearts (and awards!) in Auckland. Featured many times as one of the **Top 50 Cafés** in the city by **Metro Magazine**, it's no wonder this spot is famous for serving up one of the best breakfasts in Auckland, complete with **in-house baked pastries** that are absolutely to die for!

While the cabinet selections are legendary—think hearty sandwiches and scrumptious home-baked goodies—it's the **brunch and lunch menu** that will really steal your heart. The seasonal menu is packed with café-style classics, each with a healthy twist. Whether you're craving a wholesome meal or a cheeky treat, this café has something for everyone.

To top it off, the café boasts a **beautiful dining room** with stunning views of the city's skyline and nearby gardens, creating a relaxed and inviting atmosphere that keeps customers coming back.

Now, let's talk numbers. With **annual sales of \$1.23M** from the FY24 financials and a solid **profit of \$183k**, this business is a cash-generating machine. Based on these figures, you're looking at an impressive **ROI of around 47%**. Plus, the café is fully **under management**, meaning you could enjoy this strong return with minimal day-to-day involvement.

This isn't just a café with great food and views—it's an integral part of Auckland's café scene. If you're looking for a rock-solid investment with an established brand and loyal customer base, this is the one. And with an **exceptional price of just \$390,000 + stock**, this opportunity may not last long!

Sound like the opportunity you've been waiting for?

Price	SOLD
Property Type	Business
Property ID	11148

### AGENT DETAILS

Jack Crosti - 021 0909 5252

### OFFICE DETAILS

Clyth Macleod  
Level 2, 77 Grafton Road Grafton  
Auckland 1344 New Zealand  
+64 9 630 9491

Clyth  
**Macleod**®  
'WE SELL BUSINESSES'

Give **Jack** a call at **021 0909 5252** and let's chat about how you can make this café your own!

**\*\*To gain further information on this business please copy and paste this link into your browser; <https://rebrand.ly/4tnpsto>. You will be taken to the listing, click on CONFIDENTIALITY AGREEMENT and please read the terms of before you complete our online form\*\***

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.