



BUSINESS REPORT

Date: **4th February 2026**
Business Reference:**BFS00223**

About the Business:

Specialty Coffee Cafe

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Sector: **Food**

Asking Price:

R 1,800,000

Asset Value:

R 850,000

Stock Value:

R 0

Monthly Profit:

R 0

Yearly Net Profit :

R 0



Business Report

Fully describe the business's activities?

Specialty coffee, different brewing methods and single origins.

We also do sandwiches, pastries and some sugar and gluten free treats.

All sandwiches are prepared fresh and to order.

How long has the business been established?

The business was started in April 2024. Its been running for 2 years

Give a breakdown between sit-down, takeaways and deliveries

Sit-Down: 60%

Takeaway: 40%

No deliveries.

Is the business VAT Registered?

Yes we are VAT Registered

How many employees?

3

Give a breakdown of staff/ functions?

Manager

Barista

Food Prep

How involved is the Owner in running the business?

Very Involved

When does the current lease end?

Lease expires end of Feb 26, Landlord gave first option for extension of lease.

Is there an option of renewal & what period?

Yes, landlord has given first option, and is willing to extend for 2 years or more.

What is the annual escalation %?

10%

What is the square meters of the business?

90 sqm

Is a copy of the lease available?

Yes

Do you require a licence?

We have all licenses in place

What lease deposit and/or other surety is required?

Will need to be discussed with Landlord on extension of lease agreement.

What are the main assets of the business?

Espresso machine and all coffee making equipment
Fridges, dishwasher, deepfreeze, POS system etc...
Full list can be supplied on request.

What is the reason for the sale?

Other business interests

Why is this a good business?

Over the last two years, we've achieved consistent growth and developed a loyal community of regular customers who support us every day. The specialty coffee industry presents exciting opportunities and remains a rapidly evolving and fast-growing sector.