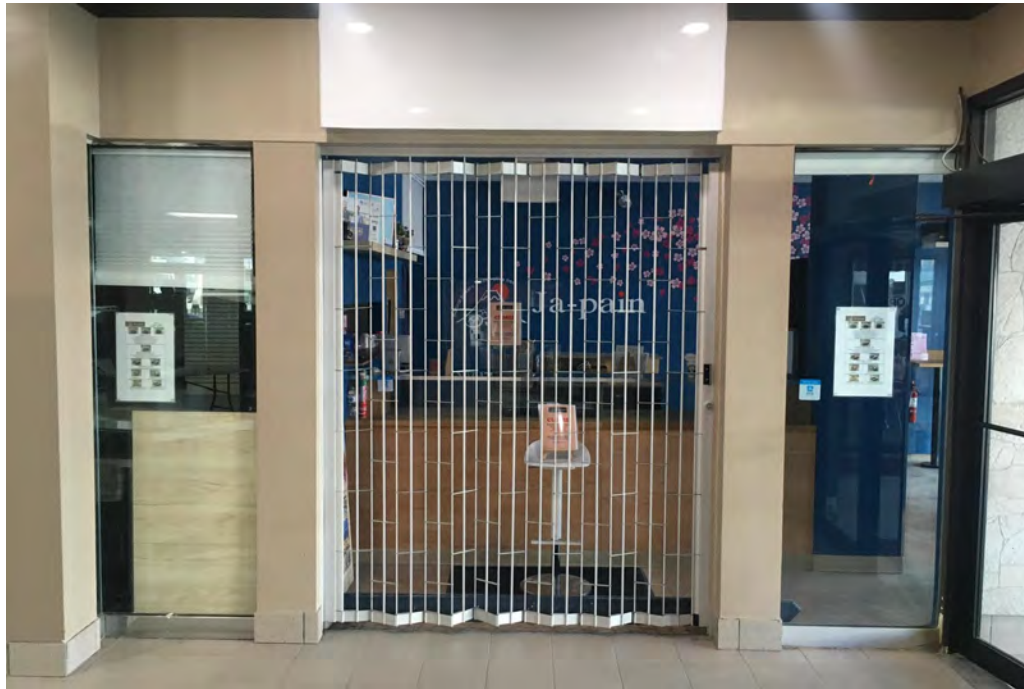


WELCOME TO  
JA-PAIN INC.  
\$85,000

JIM WELLER

WORK 867.669.2112  
CELL 867.765.8967



**SPECIAL FEATURES /FURNISHINGS:** Lot Size      Lot      Block      Plan      Taxes

Business asset sale: All the fixtures, furniture and equipment of the Ja-Pain Bakery and Eatery located in the heart of downtown Yellowknife in the upper portion of the Centre Square Mall, anchored by the Quality Inn. The purchaser can take over the shop's lease which has very favourable terms for the next three years. When the business shut down during Covid, it lost its baker and the owner now wishes to concentrate on other ventures rather than re-open. Now that life is back to normal the timing to re-start this business is perfect. Everything on site is just 5 years old, in like new condition with all the required permits and inspections in place and is being offered at less than half its replacement cost.

## **Ja-Pain equipment list**

2 convection ovens

60 oven sheets

Stand commercial freezer and refrigerator

2 chest freezers

4 house hold refrigerators

1 Commercial mixer

1 Pie roller (croissant)

1 Proofer

2 Microwaves

2 Bake racks

Bose speaker system

Cash register

12 chairs and one table

Dish washer

Plumbing and drain systems, and other leasehold improvements costing \$116,000

