



**EAT WELL, LAUGH  
OFTEN, CAPTURE  
SUCCESS.**



## **WE LOVE WHAT YOU HAVE & WE'D LIKE TO SEE MORE!**

Italian traditions are comparable to none and here in NEPA we pride ourselves in carrying them out! Your incredible and successful family business was specifically sought out to share this amazing opportunity with. Why not share your authentic dishes and sense of family with like-minded people? I say it's just what the world needs - la familia.

# RESTAURANT BUSINESS, REAL ESTATE, & LIQUOR LICENSE ALL INCLUDED



Remarkable opportunity to acquire a long-established Italian restaurant with an outstanding reputation in a thriving community.



Features a welcoming and spacious dining area for up to 100 guests, a private dining space that seats up to 25, a large separate catering area that seats up to 140 and parking for 75+ vehicles



Known for its authentic cuisine and exceptional service, the restaurant boasts a strong reputation that has been cultivated over years of dedication. With a proven track record of success, this restaurant has consistently generated healthy revenue and profitability.



With opportunities to expand catering services, implement online ordering, or enhance marketing efforts, it is well positioned for future growth.



The current owner is committed to ensuring a smooth transition and is willing to stay on to assist the new owner in taking over operations, sharing valuable insights and established practices that contribute to the restaurant's success.



The established brand and community presence offer a solid foundation for continued growth and profitability.





**CONTACT US FOR FIRST DIBS ON  
THIS INCREDIBLE OPPORTUNITY**

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***AS SEEN ON NATIONAL TV***

FINANCIALS AND INFORMATION  
READILY AVAILABLE UPON REQUEST

