

FOR SALE

SEÑOR RITA'S

923 BROADWAY, DUNEDIN, FL 34698



FOR SALE | BUSINESS & REAL ESTATE

Address: 923 Broadway, Dunedin, FL 34698

Building Size: 4,598 SF not including the two large outdoor patios and rooftop bar / dining area

Land Size: .22 Acres

Prime Broadway frontage in the heart of downtown Dunedin. The property is currently home to Señor Rita's, a well-known Mexican restaurant and tequileria featuring a full bar, expansive dining areas, and a lively atmosphere that has made it a staple of the local dining scene. This offering presents a rare opportunity to either continue operating an established concept or introduce a new restaurant brand within a fully built-out, turnkey space on Dunedin's iconic Broadway.



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MARKET AERIAL



	1 Mile	3 Mile	5 Mile
Population	10,090	70,519	175,524
Households	5,284	33,086	80,246
Average HH Income	\$70,083	\$81,701	\$82,507



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Facilities

The restaurant offers seating capacity for up to 249 guests, providing a rare, large-format footprint in the heart of downtown Dunedin. The property features an outdoor patio directly fronting Broadway, a full bar within the main dining area, and a rooftop bar and dining area with dedicated space for live music or entertainment. A fully built-out commercial kitchen is in place to support high-volume operations at full capacity. Overall, the property represents a true turnkey restaurant opportunity with multiple revenue-generating areas on Dunedin's main downtown thoroughfare.

Support & Training

Both owners are committed to a smooth transition and will provide four (4) weeks of hands-on training at no cost to the buyer.



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