

FOR SALE

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New & Recycled Fashion

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Madeleine's
Café & Pâtisserie

103

Sorry
we
CLOSED

Madeleine

TURNKEY RESTAURANT

415 W Main Avenue | Spokane, WA 99201

[KIEMLEHAGOOD

ANDY BUTLER, CCIM

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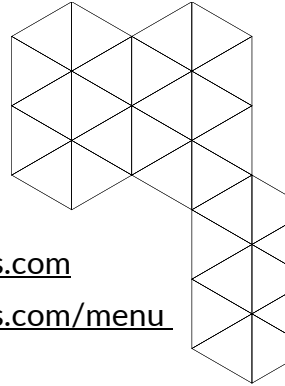
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TURNKEY RESTAURANT FOR SALE

415 W Main Avenue
Spokane, WA 99201

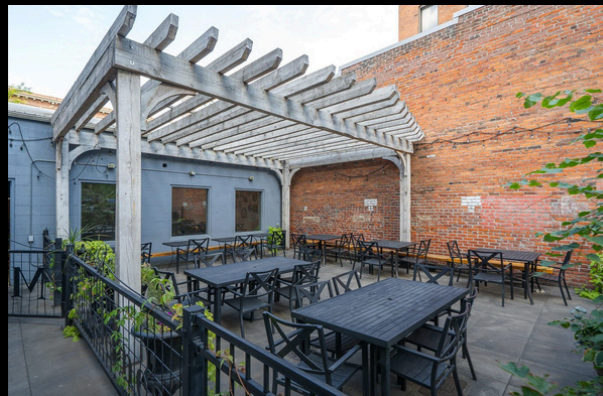
Gate Price: \$365,000

PARCEL NUMBER	35184.3207
ZONING	Downtown Core (DTC)
BUILDING SIZE	±18,656 SF
YEAR BUILT	1906 1975
RESTAURANT SIZE	±2,237 SF
FF&E	Included in Sale
WEBSITE	https://www.cafemadeleines.com
MENU	https://www.cafemadeleines.com/menu

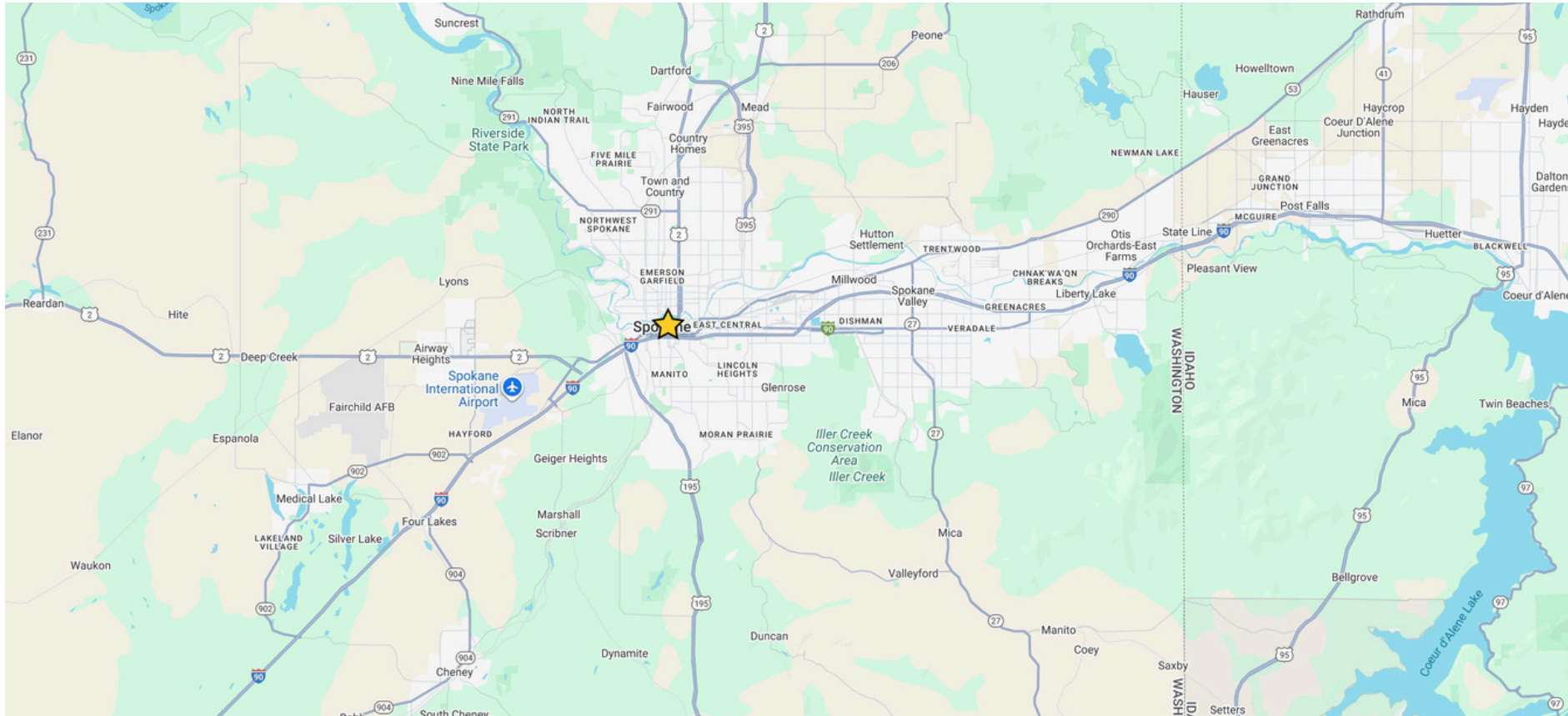


- Established Operation: in business since 2007, the restaurant has occupied the current location since 2014
- Restaurant Size: at + 2,237 SF the space allows for efficient operations and provides an intimate experience for patrons.
- Prime Location: located in the heart of downtown Spokane with strong pedestrian and vehicle traffic.
- High Visibility: excellent exposure for branding, walk-in traffic, and long-term customer engagement.
- Turnkey: inclusive of all FF&E, POS systems, inventory, branding, and recipes.
- Growth Potential: providing an established customer base, the opportunity allows the new owner to reduce upfront costs and generate immediate revenue.









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