



GRASSROOTS

REALTY GROUP

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MLS # A2262914

Calgary, Alberta



\$599,900

Division:	Calgary
Type:	Business
Bus. Type:	Bar/Tavern/Lounge
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,280 sq.ft.
Zoning:	C-COR2 f3.0h16

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: 0.50 Acre

Sewer: -

Lot Feat: -

Inclusions: see equipment list upon NDA

An excellent opportunity to acquire a well-established and profitable pub located in NW Calgary, positioned in a prime, high-traffic area with close proximity to downtown. This turnkey operation features a welcoming interior with 45 capacity, a large licensed patio with an additional 45 capacity, and a loyal customer base built over years of consistent service. Offering multiple revenue streams including food, beverage, and stable gaming income, the business delivers strong year-round performance with room for growth under new ownership. Perfect for an experienced operator or investor seeking a proven hospitality business in one of Calgary's most accessible and vibrant corridors.