



**MLS # A2282195**

**Calgary, Alberta**



**\$249,900**

<b>Division:</b>	Calgary
<b>Type:</b>	Retail
<b>Bus. Type:</b>	Liquor Store
<b>Sale/Lease:</b>	For Lease
<b>Bldg. Name:</b>	-
<b>Bus. Name:</b>	-
<b>Size:</b>	1,647 sq.ft.
<b>Zoning:</b>	-

<b>Heating:</b>	-
<b>Floors:</b>	-
<b>Roof:</b>	-
<b>Exterior:</b>	-
<b>Water:</b>	-
<b>Sewer:</b>	-
<b>Inclusions:</b>	N/A

<b>Addl. Cost:</b>	-
<b>Based on Year:</b>	-
<b>Utilities:</b>	-
<b>Parking:</b>	-
<b>Lot Size:</b>	-
<b>Lot Feat:</b>	-

Profitable Liquor Store for Sale in NW Calgary A great opportunity to own a strong liquor store in a busy NW Calgary retail location. This 1,650 sq ft store is clean bright and easy to operate with steady traffic all year from local customers and passing vehicles. • Over \$1 Million in yearly sales • Very low rent at only \$5,215 per month • Strong cash flow with room to grow • Located near established communities and major retailers This business is ideal for an owner operator or someone looking for a solid turnkey investment. The store is fully set up and ready to make money from day one. High quality liquor stores in NW Calgary are rare. Serious buyers should act quickly before this opportunity is gone.