



MLS # A2291630

Calgary, Alberta



\$288,800

Division:	Calgary
Type:	Retail
Bus. Type:	Convenience Store
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,950 sq.ft.
Zoning:	-

Heating:	-	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	-	Utilities:	-
Exterior:	-	Parking:	-
Water:	-	Lot Size:	-
Sewer:	-	Lot Feat:	-

Inclusions: SELLER WILL PROVIDE A LIST

NEIGHBOURHOOD CONVENIENCE STORE LOCATED IN A BUSY STRIP MALL OF RUNDLE COMMUNITY .This profitable and expanding convenience store enjoys a prime location near schools, a community centre, and within a stable neighbourhood. Its position ensures a consistent stream of customers, contributing to reliable business performance. The store has been operated by the current owner for the past 5 years As the owner is planning to retire, this presents an excellent opportunity for the next family looking to take on a business venture. The transition promises stability and continuity. Stable income stream, ideal for new owners Easy to manage, suitable for family operation A new five-year lease has just commenced, offering security and peace of mind for the future