



**MLS # A2302384**

**Calgary, Alberta**

**\$149,000**



<b>Division:</b>	Calgary
<b>Type:</b>	Business
<b>Bus. Type:</b>	Fast Food, Food & Beverage , Restaurant
<b>Sale/Lease:</b>	For Lease
<b>Bldg. Name:</b>	-
<b>Bus. Name:</b>	-
<b>Size:</b>	1,176 sq.ft.
<b>Zoning:</b>	-

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

**Inclusions:** To be mutually agreed to at the time of sale, and attached to the Offer to Purchase as a Schedule "A"

The Seller has decided to cut this location from their operation, so this is a great chance for you to pick up a built out QSR location for your concept at a great price. Equipped with a full exhaust system, fire suppression and make up air, all the equipment is newer, so just bring your concept. The location has a few seats for customers or delivery drivers, as well as customer facing washrooms. The conversion to a new concept will be very easy to your business's design spec. If you have a QSR concept and need a location, you need to take a look at this opportunity.