



GRASSROOTS
REALTY GROUP

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2515 50 Avenue SE
Calgary, Alberta

MLS # A2307330



\$129,000

Division: Ogden
Type: Retail
Bus. Type: -
Sale/Lease: For Lease
Bldg. Name: -
Bus. Name: -
Size: 3,000 sq.ft.
Zoning: -

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

Inclusions: Please see equipment list

Two Famous franchise brands for the price of one! Eggsmart and 241 Pizza located at a very busy Truck Stop. The deal includes Eggsmart Breakfast & Lunch and 241 Pizza. Turn-key operations offer 3000 SQF of indoor space at a prime location. This restaurant and Pizza has been in business since last 10 years. The owners are absentees and have other business to focus. It is an ideal business for someone who is interested in a low cost Franchise business model only. Its low price combined with a strong brand generates guaranteed revenue. A liquor license is approved by the city but is not being utilized. The new owner can utilize this feature to maximize revenue. They buyer will have the option to carry on current franchise model or change this to a new concept. Long term lease can be signed with the landlord. Current lease has very attractive terms and conditions for the tenants. Opportunity does not come across often!!!