



GRASSROOTS
REALTY GROUP

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140, 3725 RUNDLEHORN Drive NE
Calgary, Alberta

MLS # A2315084



\$99,000

Division: Rundle
Type: Business
Bus. Type: Restaurant
Sale/Lease: For Lease
Bldg. Name: -
Bus. Name: -
Size: 1,197 sq.ft.
Zoning: C-N2

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

Addl. Cost: -
Based on Year: -
Utilities: -
Parking: -
Lot Size: 1.85 Acres
Lot Feat: -

TURNKEY RESTAURANT SPACE — FULLY EQUIPPED & READY TO OPERATE. DON'T BUILD IT — BUY IT READY. Located in one of the NE area's MOST ACTIVE COMMERCIAL PLAZAS, this rare opportunity features a COMPLETE PROFESSIONAL KITCHEN, dedicated serving and dining areas, and SECURE STORAGE — all designed for seamless, efficient operations from day one. PRIME STOREFRONT EXPOSURE, AMPLE PARKING, and steady foot and vehicle traffic from surrounding RESIDENTIAL AND BUSINESS COMMUNITIES put your brand exactly where it needs to be. ALL EQUIPMENT AND FIXTURES INCLUDED — no buildout, no delays, just immediate revenue potential. Ideal for an experienced restaurateur or savvy investor. MOVE FAST — opportunities like this don't last.