



GRASSROOTS
REALTY GROUP

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2025 Mayor Magrath Drive S
Lethbridge, Alberta

MLS # A2319260



\$699,000

Division: Redwood

Type: Retail

Bus. Type: Restaurant

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 5,140 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: N/A

Exceptional opportunity to acquire a newly established, fully equipped restaurant business in a high-traffic area of Lethbridge. Setup just about a year ago, this modern 5,140 sq.ft. space features a bakery section, brand-new premium equipment, and high-end leasehold improvements, offering a completely turnkey operation. The business is already generating strong, high-volume sales with excellent growth potential. Due to unforeseen circumstances, the current owner is highly motivated to sell quickly, making this an incredible value-add opportunity for experienced restaurateurs or investors. Complete asset lists, lease details, and financials are available upon request. Do not miss out on this rare, high-potential asset!