



**GRASSROOTS**

REALTY GROUP

587-777-7276

yuri@grassrootsrealtygroup.ca

145, 180 Legacy Main Street SE  
Calgary, Alberta

MLS # A2321997



**\$150,000**

Division: Legacy

Type: Business

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,327 sq.ft.

Zoning: -

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

**Inclusions:** Equipment list will be provided upon execution of a Confidentiality Agreement

PREMIUM DESSERT CAFÉ; OPPORTUNITY IN LEGACY, CALGARY – BRING YOUR OWN CONCEPT Excellent opportunity to acquire a well-established and currently operating dessert café; location in the thriving community of Legacy, Calgary. This beautifully built-out space offers entrepreneurs and food-service operators the flexibility to continue as a dessert concept or introduce their own brand and vision. The premises feature quality leasehold improvements, customer seating, specialty dessert equipment, espresso and coffee equipment, refrigeration, signage, and other operational assets, providing an excellent foundation for a dessert café; bakery, bubble tea shop, ice cream concept, specialty beverage business, or other food-service venture. Located in one of Calgary’s fastest-growing master-planned communities, Legacy is home to thousands of residents and continues to experience strong residential growth. The area offers an attractive demographic mix of young families and professionals, with nearby schools, parks, retail services, and extensive pedestrian pathways generating consistent local traffic. Convenient access to Macleod Trail, Stoney Trail, and Deerfoot Trail further enhances accessibility and customer reach. This is a rare opportunity to establish or expand your brand in a vibrant and growing community without the significant costs and delays associated with developing a new location from scratch. Equipment list will be provided upon execution of a Confidentiality Agreement.