



GRASSROOTS
REALTY GROUP

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MLS # A2326914

Edmonton, Alberta



\$199,000

Division:	Edmonton
Type:	Business
Bus. Type:	Food & Beverage ,Restaurant
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	2,800 sq.ft.
Zoning:	-

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

An exceptional opportunity to own a beautifully renovated restaurant in a prime downtown location. Featuring a stylish, high-end interior completed just two years ago, this turnkey business is currently operating as a modern Asian bistro featuring Hong Kong-inspired and Asian fusion cuisine. Offering approximately 2,800 sq. ft. of thoughtfully designed space, the restaurant accommodates over 65+guests and includes a private dining room ideal for large family gatherings, celebrations, corporate events, and private functions. Ample free parking adds exceptional convenience for customers. The fully equipped commercial kitchen allows a seamless transition for a new owner to begin operations immediately. While currently operating as a modern Asian bistro, the attractive layout, quality improvements, and well-equipped kitchen make the space equally well suited for a wide variety of restaurant concepts and cuisines. Attractive lease terms, together with very reasonable rent and operating costs, provide an excellent foundation for long-term success. This business offers tremendous growth potential, with significant opportunities to further expand both lunch and dinner service. Whether you continue the current concept or introduce your own culinary vision, this is a rare turnkey opportunity to acquire a beautifully appointed restaurant in a highly desirable downtown location. Don't miss this outstanding opportunity to become your own boss while investing in a business with exceptional long-term growth potential.