



GRASSROOTS
REALTY GROUP

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920 36 Street NE
Calgary, Alberta

MLS # A2340769



\$79,990

Division: Marlborough

Type: Business

Bus. Type: Restaurant

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 960 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: Please contact the listing agent

Business for Sale | Base Rent Plus Operating Costs: \$3,763.00 Monthly | Excellent opportunity to acquire a Japanese sushi and ramen restaurant in a high-exposure strip mall location. The premises are well sized for efficient operations and benefit from competitive rent and attractive occupancy costs, providing a strong foundation for continued business performance. The restaurant features a functional layout that supports smooth workflow and lean staffing, including an 8-ft canopy hood and a well-organized kitchen setup. Ample on-site parking, along with convenient access to the nearby C-Train and bus station within a short walking distance, helps support customer traffic and everyday accessibility. Please do not attend the premises without an appointment and do not contact staff or ownership directly. Showings by appointment only.