



GRASSROOTS
REALTY GROUP

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340, 318 Nolanridge Crescent NW
Calgary, Alberta

MLS # A2342003



\$1,189,000

Division: Nolan Hill

Type: Retail

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 1,647 sq.ft.

Zoning: DC

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: Fully Built Liquor Store

Excellent opportunity to own a fully built-out 1,647 sq. ft. liquor store retail unit at 318 Nolanridge Crescent NW, Calgary, ideally located in the growing Nolan Hill community. This vacant, turnkey liquor store features an established retail layout with display shelving, coolers, checkout area and quality improvements, providing an excellent opportunity to minimize startup and renovation costs. The property offers excellent visibility, ample parking, convenient access and strong exposure to surrounding residential communities. Ideal for an owner-operator or investor looking for a ready-to-use liquor store location. Leasing option is also available, providing flexibility for qualified operators. A rare opportunity to secure a fully improved liquor store premises in a high-growth NW Calgary location.