



GRASSROOTS
REALTY GROUP

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MLS # A2342180

Calgary, Alberta



\$219,900

Division:	Calgary
Type:	Business
Bus. Type:	Food & Beverage ,Restaurant
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,400 sq.ft.
Zoning:	-

Heating:	-
Floors:	-
Roof:	-
Exterior:	-
Water:	-
Sewer:	-
Inclusions:	N/A

Addl. Cost:	-
Based on Year:	-
Utilities:	-
Parking:	-
Lot Size:	-
Lot Feat:	-

Turn-key restaurant opportunity in the heart of downtown, offered as an asset sale. This 1,506 sq ft space comes fully equipped and ready for immediate operation, featuring a walk-in cooler and freezer, with seating for approximately 40 guests and the flexibility to adapt to virtually any food concept. With rent at just \$4,124.75 /mo— all utilities included — this location offers exceptional upside and a low barrier to entry for the right operator. All showings are by appointment only; please do not approach on-site staff.