



GRASSROOTS
REALTY GROUP

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4439 52 Avenue
Whitecourt, Alberta

MLS # A2344971



\$299,000

Division:	NONE
Type:	Office
Bus. Type:	-
Sale/Lease:	For Sale
Bldg. Name:	Dynamic Plaza
Bus. Name:	Red Swan Pizza
Size:	2,009 sq.ft.
Zoning:	C-2 Service Commercial

Heating: -

Floors: -

Roof: -

Exterior: -

Water: -

Sewer: -

Inclusions: All equipment related to the Red Swan operation

Addl. Cost: -

Based on Year: -

Utilities: -

Parking: -

Lot Size: -

Lot Feat: -

This is your chance to own a profitable business in the very busy town of Whitecourt! The Red Swan Pizza chain has 175 locations across Canada, and this one is located at one of the busiest corners in the community, with great exposure. Current owners have been operating for 5 years, profitable each year. Corporate office will offer training for the new owner. Whitecourt has an average income of over \$60k per year, over 10% higher than the national average, so this extra disposable income makes it a great location to invest. Landlord is willing to transfer the lease to the new owner. Whitecourt is also AAIP friendly!