



GRASSROOTS
REALTY GROUP

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101 111 Street
Calgary, Alberta

MLS # A2346789



\$350,000

Division: Downtown West End

Type: Business

Bus. Type: Liquor Store

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 3,300 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: All chattels and equipments

Rare opportunity to own a one-of-a-kind craft beer and liquor store near Downtown Calgary! A standout feature is the ON-SITE BEER BREWING SETUP, allowing the business to produce and sell fresh GROWLER BEER, creating an additional revenue stream and a unique experience for customers. The business also offers an impressive selection of craft beers and specialty products, helping set it apart from a traditional liquor store. Ideally positioned on a high-traffic street with excellent visibility and convenient access to nearby public amenities, community centres, and an LRT station. This is an excellent opportunity for an owner-operator and entrepreneur looking to take an established concept to the next level.