



**GRASSROOTS**  
REALTY GROUP

587-777-7276  
yuri@grassrootsrealtygroup.ca

**2120 Crowchild Trail NW  
Calgary, Alberta**

**MLS # A2150609**

**\$49,999 per month**



**Division:** Banff Trail

**Type:** Retail

**Bus. Type:** Restaurant

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,850 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Price Drop! GOOD VALUE ! Exceptional opportunity to own a restaurant in a high-exposure location on Crowchild Trail, surrounded by strong commercial and hospitality traffic. Situated near the Banff Trail hotel village with numerous nearby hotels, this location benefits from consistent customer flow from visitors, office staff, and local residents alike. Located in a busy strip mall alongside other established retail businesses and just steps from One Executive Place &mdash; a prominent 7-storey office building. Convenient access to the LRT, close to North Hill Shopping Centre, and only 10 minutes to downtown Calgary make this an outstanding and accessible location for a restaurant business. The property offers approximately 1,850 sq ft of usable space with excellent visibility, ample on-site parking, and strong daily traffic exposure along Crowchild Trail. Menu change is possible with landlord approval but can not do the same food as other in the plaza