



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
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**MLS # A2216453**

**Calgary, Alberta**



**\$225,000**

**Division:** Calgary  
**Type:** Retail  
**Bus. Type:** Printing  
**Sale/Lease:** For Lease  
**Bldg. Name:** -  
**Bus. Name:** -  
**Size:** 1,200 sq.ft.  
**Zoning:** -

**Heating:** -

**Floors:** -

**Roof:** -

**Exterior:** -

**Water:** -

**Sewer:** -

**Inclusions:** Asset List to be provided before closing

**Addl. Cost:** -

**Based on Year:** -

**Utilities:** -

**Parking:** -

**Lot Size:** -

**Lot Feat:** -

A rare opportunity to acquire a well-established, fully operational printing business located in Southeast Calgary. It is located in a plaza with great footfall due to anchor tenants like Starbucks & Safeway. This versatile business offers a wide range of services, including graphic design, printing, signs and banners, large-format printing, promotional products, garment printing and embroidery, finishing services, copying and scanning, rubber stamps and nameplates, commissioner for oaths services, and shipping. The business also benefits from a strong online presence. Monthly rent includes operating costs. Please note: All inquiries are by appointment only. Assets worth more than \$85,000 included in the purchase price. Do not approach staff or visit the business without prior scheduling. Contact us today to learn more.