



**GRASSROOTS**  
REALTY GROUP

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**769 Northmount Drive NW  
Calgary, Alberta**

**MLS # A2234549**



**\$359,000**

**Division:** Collingwood

**Type:** Business

**Bus. Type:** Liquor Store

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** Thirsty Liquor

**Size:** 2,773 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** An asset list will be provided.

An excellent opportunity is now available to acquire a well-established and profitable liquor store in one of Northwest Calgary's busiest areas. Thirsty Liquor, located at 769 Northmount Drive NW, sits in a high-traffic retail plaza with excellent visibility and easy access. Surrounded by residential communities, schools, and other popular amenities, the store benefits from consistent walk-in traffic and a loyal customer base. This is a large, spacious store that offers an efficient layout with ample shelving and storage capacity. With annual sales is \$900,000+, the business has a strong track record of performance and steady revenue. The plaza's foot traffic and the store's reputation contribute to its ongoing success, making it a great option for both owner-operators and investors. The store is fully operational, well-stocked, and staffed, allowing for a seamless transition to new ownership. Whether you're looking to expand your business portfolio or take the reins of a thriving retail operation, Thirsty Liquor is a rare find in a sought-after Calgary location.