



**GRASSROOTS**  
REALTY GROUP

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**MLS # A2239098**

**Calgary, Alberta**



**\$349,000**

**Division:** Calgary  
**Type:** Retail  
**Bus. Type:** -  
**Sale/Lease:** For Lease  
**Bldg. Name:** -  
**Bus. Name:** -  
**Size:** 3,700 sq.ft.  
**Zoning:** -

**Heating:** -  
**Floors:** -  
**Roof:** -  
**Exterior:** -  
**Water:** -  
**Sewer:** -

**Addl. Cost:** -  
**Based on Year:** -  
**Utilities:** -  
**Parking:** -  
**Lot Size:** -  
**Lot Feat:** -

**Inclusions:** All furniture, fixtures and equipment are included in the sale.

This is a popular neighborhood pub which is known for Karaoke nights! It was totally gutted and re-built about a year ago so it's like a brand new pub with new wiring, plumbing, lights etc. Lots of parking! Has 3 VLTs. Great opportunity at the asking price!