



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

**MLS # A2245574**

**Calgary, Alberta**

**\$165,000**

**Division:** Calgary

**Type:** Business

**Bus. Type:** -

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 64,737 sq.ft.

**Zoning:** C-C1

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** 5.00 Acres

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Excellent opportunity to own a fully operational dine- in restaurant offering a unique fusion of of Greek, Italian, and Indian cuisines. Spanning approx. 3,899 sq ft , this stylish and well maintained space features a welcoming interior with seating for 120-140 guests indoor , plus private room for up to 25 people. Family- friendly pub setting, with bar and multiple TV screens- great for casual dining or catching sports. Patio seating available during summer times. The restaurant comes fully equipped with a commercial kitchen, walk-in cooler and walk- in fridge and preparation area. Strong lease in place. A turnkey opportunity to own a multicultural dining experience with established clientele and strong growth potential. Please note: All inquiries are strictly by appointment only. Kindly refrain from approaching staff or visiting the business without prior scheduling. Contact for more information or to arrange a confidential viewing.