

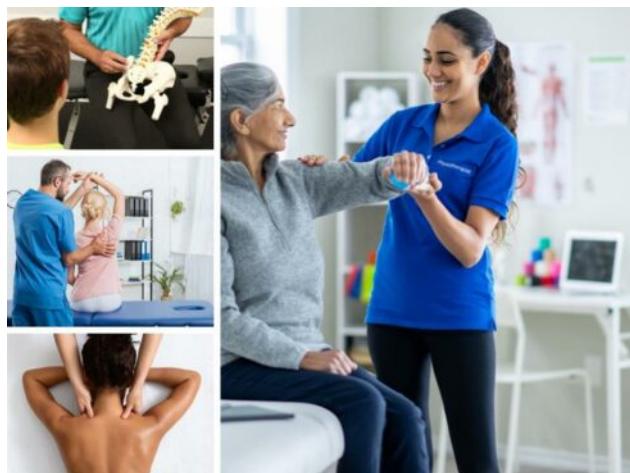


**GRASSROOTS**  
REALTY GROUP

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MLS # A2256768

Calgary, Alberta



**\$349,900**

**Division:** Calgary

**Type:** Retail

**Bus. Type:** Medical

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,600 sq.ft.

**Zoning:** C-N2

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** All asset, inventory and tenant improvements

Promising Physio, Chiro & Massage Clinic for Sale in NW Calgary – Asset Sale This is an outstanding opportunity to acquire a 1,600 sq. ft. physio, chiro, and massage clinic in NW Calgary, perfect for an owner-operator or an investor looking to grow a healthcare business. This clinic features a versatile layout with multiple treatment rooms, ample parking, and a comfortable reception area, providing a welcoming and functional space for clients. Positioned for success in a high-demand area, this asset sale offers substantial room for expansion, allowing new ownership to further develop services and client reach. Don't miss the chance to build upon this excellent foundation in a sought-after location. No Financial information will be provided as this is an asset sale.