



GRASSROOTS
REALTY GROUP

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123 Any Street
Calgary, Alberta

MLS # A2257495



\$249,900

Division:	Crescent Heights
Type:	Business
Bus. Type:	Convenience Store, Liquor Store
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,684 sq.ft.
Zoning:	-

Heating:	-
Floors:	-
Roof:	-
Exterior:	-
Water:	-
Sewer:	-
Inclusions:	N/A

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

Liquor store for sale in a prime downtown location with 1,684 sq. ft. of retail space. This established business has strong and consistent sales, reaching \$930,000 in 2024 and \$900,000 in 2023. It benefits from a loyal base of regular customers and steady foot traffic, making it a very attractive opportunity. The lease is \$7,850 per month and runs until April 2026, with an additional 5-year renewal option available.