



GRASSROOTS
REALTY GROUP

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MLS # A2257705

Calgary, Alberta



\$95,000

Division:	Calgary
Type:	Retail
Bus. Type:	Restaurant
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,100 sq.ft.
Zoning:	-

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

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

Turnkey opportunity! Well-established 1,100 SF restaurant located on a busy road with excellent exposure. - Low Rent: Gross Rent Only \$3,400/month (includes operating costs) - Lease: 3.5 years remaining - Capacity: Authorized seating for 36 guests - Fully Equipped: Commercial kitchen with liquor license - Flexible Concept: Currently operating as a Chinese restaurant, but suitable for a variety of cuisines (dine-in and take-out) Perfect for experienced operators or first-time restaurateurs looking for an affordable entry into the market.