



**GRASSROOTS**  
REALTY GROUP

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**MLS # A2260047**

**Edmonton, Alberta**



**\$2,468,598**

**Division:** Edmonton

**Type:** Retail

**Bus. Type:** Commercial ,Liquor Store ,Retail

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 2,100 sq.ft.

**Zoning:** CB1

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** Equipment List will be provided upon signing the NDA.

High-end liquor store for sale in a busy, high-traffic area of Edmonton. Approximately 2,100 sq. ft. of well-appointed retail space. Turnkey operation with excellent visibility and consistent customer traffic. The purchase price includes the real estate, business, and inventory, featuring a large selection of high-end wines. The business is currently closed as the owner has moved overseas; however, it previously enjoyed a strong reputation in the market. An ideal opportunity for an owner-operator or investor.