



GRASSROOTS
REALTY GROUP

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MLS # A2265559

Calgary, Alberta



\$250,000

Division:	Calgary
Type:	Business
Bus. Type:	Fast Food,Food & Beverage ,Restaurant
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,925 sq.ft.
Zoning:	-

Heating:	-	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	-	Utilities:	-
Exterior:	-	Parking:	-
Water:	-	Lot Size:	-
Sewer:	-	Lot Feat:	-

Inclusions: To be mutually agreed to at the time of sale, and attached to the Offer to Purchase as a Schedule "A"

Great opportunity to acquire a quick service restaurant franchise in one of Calgary's most desirable commercial districts. This high traffic location provides excellent visibility with strong pedestrian and vehicle flow, plus convenient access to public transit. The restaurant is fully equipped and professionally built out, with ample surface parking to accommodate dine in, takeout, and third party delivery services such as Skip and Uber Eats. Currently operating under a recognized national brand with a loyal customer base, this location also offers the flexibility to be adapted to your own concept (subject to landlord approval). A true turnkey operation with significant growth potential ideal for an owner/operator or investor seeking a strong foothold in Calgary's food and beverage market. Call today for full details and location information.