



**GRASSROOTS**  
REALTY GROUP

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**MLS # A2276204**

## Medicine Hat, Alberta



**\$249,000**

**Division:** Medicine Hat

**Type:** Business

**Bus. Type:** Restaurant

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 6,100 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** All furniture, fixtures & equipment in the restaurant are included in the sale.

This is a beautiful free-standing restaurant in a busy shopping center in southeast part of Medicine Hat. The owner spent \$1.4M on the interior of the restaurant and it shows! Totally upgraded as per franchise requirements. Bring your own concept as the owner feels he can end his franchise commitment.. Ideal for any concept as everything you need is there and included. Large knock-out kitchen with top of the line equipment. Did I mention, it shows REALLY well!