



1-833-477-6687
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MLS # A2277825

Calgary, Alberta



\$279,000

Division: Calgary

Type: Retail

Bus. Type: Liquor Store

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,878 sq.ft.

Zoning: -

Addl. Cost: -

Based on Year: -

Utilities: -

Parking: -

Lot Size: -

Lot Feat: -

Heating: -

Floors: -

Roof: -

Exterior: -

Water: -

Sewer: -

Inclusions: The vendor will provide an equipment list.

Profitable Liquor Store for Sale – Turnkey Opportunity. This well-established liquor store is now available for purchase. The sale is for the business only, and inventory up to \$120,000 is an extra cost. The store is 1,878 square feet in size and features a high gross profit margin(24-27%). The base rent is \$30 per square foot. The total monthly rent, including all operating costs, is \$8,477. The current lease is valid until May 2029, and there is a 5-year option to renew. The business is located in a high-traffic area with a loyal customer base. The store is clean, organized, and fully equipped with modern systems. A new owner can grow the business by adding delivery services or expanding the product list. The current owner will provide training for a smooth transition. Serious inquiries only.