

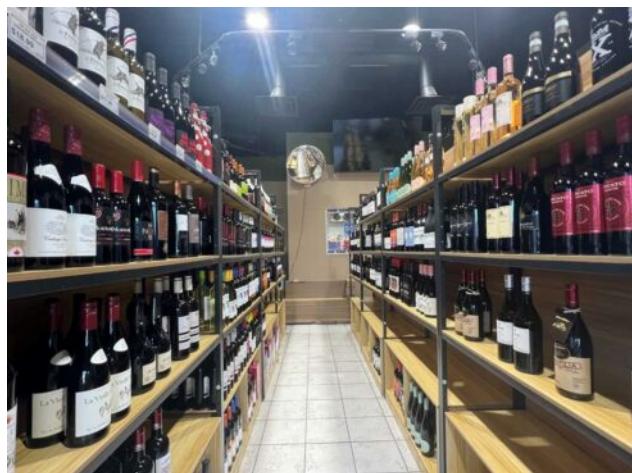


GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

MLS # A2278834

Calgary, Alberta



\$70,000

Division: Calgary

Type: Retail

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,252 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: N/A

Turnkey Liquor Store for Sale Seize the chance to own and operate a fully equipped liquor store in a prime, high-traffic retail location. Business Highlights: Size: 1,252 SF & efficient and manageable footprint Lease Term: Secure until June 30, 2030 Monthly Gross Rent: \$7,941.43 + GST(Opt cost included). All shelving has been newly installed, and the beer cooler room features a brand-new compressor. Premier location with excellent visibility for passing traffic Inventory: Approx. \$45,000 (valued separately) Note: Business Asset Sale only, Financials are not available.