



**MLS # A2278965**

## Edmonton, Alberta



# \$325,000

**Division:** Edmonton

**Type:** Mixed Use

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 536 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** Sellers will provide equipment list

GREEK & MEDITERRANEAN FRANCHISE &ndash; WEST EDMONTON MALL PREMIER LOCATION Own a high-performing, turnkey business in Canada's most iconic shopping and entertainment destination. This 536 SQ FT Greek and Mediterranean franchise offers a rare opportunity to acquire a proven revenue engine within West Edmonton Mall, benefiting from an unmatched, year-round flow of local and international foot traffic. Proudly Canadian with over 25 years of authentic roots, this brand is a national leader in the fresh-casual space, famous for its high-quality souvlaki, gyros, and healthy Mediterranean flavors that appeal to a wide demographic of health-conscious diners. This prime site features a streamlined, all-inclusive monthly rent of \$20,255.09 (covering base rent, CAM, utilities, and GST), providing predictable overhead in one of the world's most high-visibility retail corridors. With comprehensive corporate training, established operational systems, and national marketing support already in place, this is an ideal investment for a motivated operator looking to step into a successful, "ready-to-go" business in Alberta's busiest hub.