



**GRASSROOTS**  
REALTY GROUP

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

10066 156 St NW  
Edmonton, Alberta

MLS # A2279899



**\$320,000**

Division:	Glenwood
Type:	Retail
Bus. Type:	Grocery
Sale/Lease:	For Sale
Bldg. Name:	-
Bus. Name:	Fresh Basket Harvest Grocery Store
Size:	1,484 sq.ft.
Zoning:	CB1

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

**Inclusions:** Everything is included in the grocery store: merchandise, equipment, fridges, two new built-in coolers, POS system, everything.

Exceptional opportunity to acquire Fresh Basket Harvest, a newly established turnkey specialty grocery offered as an asset sale, with a valuable meat licence. The current owner has built a clean, modern operation with a full POS system, two walk in coolers, strong supplier relationships, and active restaurant wholesale accounts already in place. Serving a loyal customer base with consistent sales and solid cash flow, this business is positioned for immediate takeover. The real advantage is the location. Situated just steps from a future Valley Line West LRT stop, this site is set to benefit from a major surge in commuter traffic and long term neighborhood growth as the project progresses. Step into a professionally set up store and capitalize on the groundwork already completed, with strong upside ahead.