



GRASSROOTS
REALTY GROUP

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**3915 17 Avenue SW
Calgary, Alberta**

MLS # A2284394



\$110,000

| | |
|-------------|---|
| Division: | Glendale |
| Type: | Business |
| Bus. Type: | Fast Food,Food & Beverage ,Pizza,Restaurant |
| Sale/Lease: | For Lease |
| Bldg. Name: | - |
| Bus. Name: | - |
| Size: | 946 sq.ft. |
| Zoning: | - |

| | | | |
|-------------|---------------------------------|----------------|---|
| Heating: | - | Addl. Cost: | - |
| Floors: | - | Based on Year: | - |
| Roof: | - | Utilities: | - |
| Exterior: | - | Parking: | - |
| Water: | - | Lot Size: | - |
| Sewer: | - | Lot Feat: | - |
| Inclusions: | An asset list will be provided. | | |

Launch your business instantly with this move-in ready pizza space. Ideal for a franchise or independent concept, the 945-square-foot layout maximizes efficiency with a complete kitchen, great storage, and a practical customer area for all service models (dine-in, takeout, and delivery). Location is everything: you're placed in a premium strip mall anchored by heavy hitters like TD Canada Trust, Tim Hortons, Shoppers Drug Mart and Many More, guaranteeing foot traffic. A surrounding population of homes and rentals make this a high-potential investment. Get the details today! This is Asset Sale only.