



MLS # A2294215

Calgary, Alberta



\$174,900

Division:	Calgary
Type:	Business
Bus. Type:	Food & Beverage ,Restaurant
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,260 sq.ft.
Zoning:	-

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: n/a

Turn-key asset sale opportunity for a fully-equipped ~1,260 sq. ft. restaurant located in the highly accessible NE quadrant of the city, offering seating for up to 40 guests and fully outfitted with a walk-in cooler, walk-in freezer, and a 14.5-ft commercial canopy hood—ready for immediate operation. Situated within a busy retail plaza with ample on-site parking, the property benefits from strong visibility and established co-tenancy, with exclusive use provisions in place; however, conversion to a new concept may be considered subject to landlord approval. All showings are strictly by appointment only—please do not approach staff.