



**GRASSROOTS**  
REALTY GROUP

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**5 Falsbridge Drive NE  
Calgary, Alberta**

**MLS # A2297675**



**\$499,900**

**Division:** Falconridge

**Type:** Business

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,700 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 after the offer is accepted

Please do not reach the staff directly. Turnkey BarBurrito franchise located in a prime high-traffic corner unit in NE Calgary. Offering approximately 1,700 sq. ft. of well-designed space, this fully equipped restaurant has been efficiently operating since day one. The kitchen is well-appointed with a newly installed refrigerator and maintained equipment, ensuring seamless day-to-day operations. Long-term lease in place provides excellent stability, complemented by strong brand recognition and robust franchise support. This opportunity is ideal for both experienced entrepreneurs and those new to business ownership. Full training and ongoing support will be provided to ensure a smooth transition. Great potential for continued growth and solid returns.