



**MLS # A2302773**

**Calgary, Alberta**



**\$230,000**

**Division:** Calgary

**Type:** Retail

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,800 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Prime Turn-key Restaurant Opportunity! This exceptionally located, fully equipped space currently operates as a successful fried chicken franchise but offers incredible versatility for its next owner. Situated in a high-visibility area with established foot traffic, the location is a true "plug-and-play" setup that saves you the time and expense of a custom build-out. The landlord is open to a menu or concept change upon approval, providing the perfect flexibility to bring your own culinary vision to life or continue with the proven existing brand. Please respect the current business and do not approach staff directly; contact for full equipment list and lease details.