



**GRASSROOTS**  
REALTY GROUP

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

**1506 11 Avenue SW  
Calgary, Alberta**

**MLS # A2192173**



**\$299,999**

<b>Division:</b>	Sunalta
<b>Type:</b>	Mixed Use
<b>Bus. Type:</b>	Pizza, Restaurant
<b>Sale/Lease:</b>	For Lease
<b>Bldg. Name:</b>	-
<b>Bus. Name:</b>	-
<b>Size:</b>	1,431 sq.ft.
<b>Zoning:</b>	C-COR1

**Heating:** -

**Floors:** -

**Roof:** -

**Exterior:** -

**Water:** -

**Sewer:** -

**Inclusions:** MUA, Hoodfan, Pizza Oven, Prep Tables

**Addl. Cost:** -

**Based on Year:** -

**Utilities:** -

**Parking:** -

**Lot Size:** -

**Lot Feat:** -

Get ready to dive into an incredible investment opportunity! Step into the pizza industry with this 1431-square-foot turnkey opportunity. Featuring a fully equipped kitchen, ample storage, and a cozy seating area, this business is ready to serve dine-in, take-out and delivery customers. Located in a high-density, good visibility, accessibility, and close proximity to the Sunalta C-Train Station and surrounded by office/residential condos and rentals buildings. Don't miss this chance to own a fully built restaurant business in an inner city location—contact our office for more details or to schedule a tour!