



**GRASSROOTS**  
REALTY GROUP

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**122 16 Avenue NE**  
**Calgary, Alberta**

**MLS # A2204957**



**\$89,900**

**Division:** Tuxedo Park

**Type:** Business

**Bus. Type:** Restaurant

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 2,000 sq.ft.

**Zoning:** C-COR1

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** negotiable

Excellent opportunity to own or operate a fully equipped restaurant at one of Calgary's busiest intersections — Centre Street & 16 Ave NE. This high-exposure location offers strong daily traffic, great visibility, and close proximity to Downtown, Chinatown, and SAIT. The space is turnkey with all major delivery platforms activated. Ample shared parking is available behind the building via the adjacent supermarket. Continue with the well-known brand or bring your own concept—flexible options for the next owner. Ideal for both experienced operators and new entrepreneurs looking for a central, high-traffic location. Book your private showing today!