



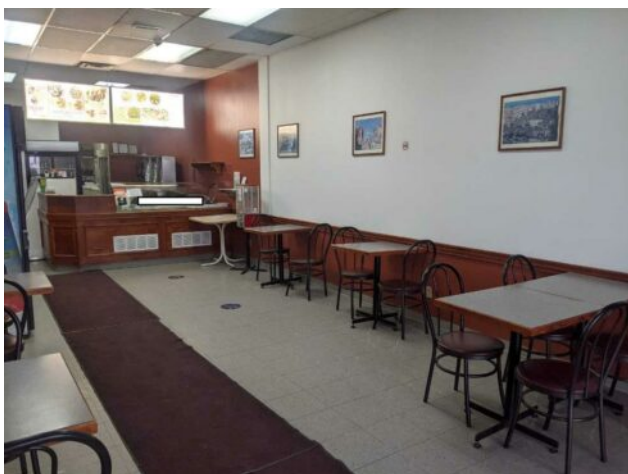
**GRASSROOTS**  
REALTY GROUP

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**132, 55 castleridge Boulevard NE  
Calgary, Alberta**

**MLS # A2207338**



**\$45,000 per month**

**Division:** Castleridge

**Type:** Retail

**Bus. Type:** Restaurant

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** My Donair

**Size:** 900 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** seller to provide equipment/asset list

A well-established MY DONAIR business with over 20 years of success is now available for sale! Situated in a high-traffic commercial plaza in NE Calgary off main roads with tens of thousands of daily cars. This 900 SF space offers seating for 12+ customers and attracts a loyal customer base who love its fresh and quick menu options with reasonable rent at \$4000/month. High Visibility Location &ndash; Close to major anchor tenants including a grocery store, Tim Hortons, TD Bank, gas station, and more. Business is ready for a new owner and priced accordingly (Asset sale). Continue with the existing Donair menu or introduce a new food concept (Landlord approval required; no Chinese, East Indian, or pizza concepts permitted)