



GRASSROOTS
REALTY GROUP

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MLS # A2209073

Edmonton, Alberta

\$125,000



Division: Edmonton

Type: Retail

Bus. Type: Pet Store

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,661 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: Paved

Inclusions: FIXTURES, EQUIPMENT, BALANCE OF FRANCHISE FEE (7 YEARS)

**** BUYER ALERT - NEW PRICE **** Pet Retail Franchise Opportunity & Prime Edmonton Location Business For Sale: Bone & Biscuit | Asking Price: \$125,000 PLUS INVENTORY (APPROX \$100K) Location: Edmonton, Alberta | Franchise: Bone & Biscuit Co. | Square Footage: 1,616 sq ft Business Overview: Step into ownership of a nationally recognized franchise in the booming pet industry! Bone & Biscuit is a beautifully appointed retail pet store located in a high-traffic, busy grocery anchored plaza and active residential area of Edmonton. The store is part of the established Bone & Biscuit Co. network, known for its curated selection of natural pet foods, treats, and accessories. This location has built a loyal customer base and generated \$440,000+ in annual revenue, with \$250,000 in inventory and assets included in the sale. This is a turnkey opportunity for an owner-operator to step in and grow an already-established business without the startup costs or hassle. - Investment Highlights: - National Brand Recognition & Part of the trusted Bone & Biscuit Co. franchise - Revenue Stream & Over \$440K in sales despite current underperformance - Prime Location & Excellent walkable foot traffic, and 3 competitors within 3 km - Franchisor Support & Training and ongoing operational support provided Growth Potential: The business is currently underperforming and priced accordingly. With the right owner-operator, this location is primed for a turnaround. Significant opportunity exists to: - Improve margins and inventory management - Introduce local marketing & community partnerships - Expand online presence and delivery services - Leverage brand equity and national marketing programs Financial Snapshot: - Revenue: \$440,370/year - Offered as a quick Asset Sale & \$ 125K PLUS Inventory (approx \$100k) -

Balance of Franchise fee included!!! (over \$20k Value!) - Estimated Build-Out Cost if Starting New: \$400,000+ Don’t miss your chance to own a top-tier pet retail franchise in an established residential area. Call your favorite realtor to inquire today to receive the information package.