

2404 68 Avenue  
Calgary, Alberta

MLS # A2246923



**\$699,000**

**Division:** Ogden

**Type:** Retail

**Bus. Type:** Car Wash, Convenience Store, Gas Station

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 4,385 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

VERY GOOD PRICE. ALL EQUIPMENT IS INCLUDED (TANK, PUMP & CAR WASH EQUIPMENT). VERY STABLE BUSINESS IN CALGARY OGDEN AREA. GAS STATION, CONVENIENCE STORE AND CAR WASH. CAR WASH HAS 1 TOUCHLESS, 1 RV AND 3 WAND BAYS. GOOD BUSINESS HOUR AND LOT OF POTENTIAL. VERY TRAFFICE AREA. THERE IS A CPR HEAD NEAR. VERY GOOD AREA FOR BUSINESS. ALL OFFERS WILL BE PRESENTED ON AUGUST 27.