

MLS # A2256967

Calgary, Alberta

\$249,999



Division: Calgary

Type: Mixed Use

Bus. Type: Restaurant

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,061 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: N/A

Turnkey Restaurant Opportunity! Established and profitable restaurant available for sale with annual sales exceeding \$600,000 and Generates approximately \$100,000 in net income annually. Located in a prime area with 1,061 sq. ft. of space and 30 seats, this business offers an inviting atmosphere and a proven concept. • VERY LOW RENT: ONLY \$2,300/ month (\$1,790.44 + operating costs) with separate utilities. • Strong lease in place until September 2027, with a 5-year option to renew. • Open 7 days a week, 11 AM – 11 PM, offering excellent growth potential. • Currently run by an ABSENTEE OWNER, making this a perfect investment or hands-on opportunity. • Successfully operating for 2.5 years with consistent revenue. Don't miss this chance to own a well-established business with great cash flow and long-term stability!