

MLS # A2257790

Airdrie, Alberta

\$550,000



Division: Airdrie

Type: Business

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 4,000 sq.ft.

Zoning: M3

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: 3.02 Acres

Sewer: -

Lot Feat: -

Inclusions: N/A

TURNKEY GROCERY STORE | PROFITABLE | PRIME LOCATION Step into ownership of a well-established grocery store that has become a go-to destination in the community. This business generates over \$1M in annual sales with a 40% gross profit margin, offering a proven track record and strong cash flow. The store spans 4,000+ sqft and is fully stocked with high-demand East Indian groceries, fresh produce, frozen foods, and household essentials. Customers appreciate the convenience of one-stop shopping, while the high-visibility location on a busy road with ample parking ensures steady traffic day after day. With efficient operations already in place, this is an excellent opportunity for an owner-operator or investor seeking a profitable, easy-to-manage business. There is also room to expand product lines or add complementary services, creating additional growth potential. Confidential Offering & NDA and proof of financial capacity required before release of financial details or site address. Photos are for illustration only and may not represent the actual property.