

**113, 1700 Market Street SE
Airdrie, Alberta**

MLS # A2268504



\$199,000

Division: Kings Heights

Type: Business

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 1,154 sq.ft.

Zoning: M2 Community Mixed

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: Please contact

Business for Sale. Unlock Your Dream Restaurant Opportunity in Airdrie! Imagine owning a thriving breakfast licensed restaurant in the heart of one of Airdrie's busiest malls, a prime location where your business is set up for success from day one. This is a rare chance to step into a turn-key operation and start serving up delicious breakfast dishes to a constant flow of hungry customers—no interruptions, just pure potential. Located in a high-traffic area with a loyal customer base, this restaurant is perfectly positioned for growth. Whether you're serving locals or attracting mall shoppers, your business will be front and center in one of Airdrie's most sought-after commercial spots. The space is fully equipped, ready for you to bring your culinary vision to life. With no downtime required for setup or renovations, you can hit the ground running and begin making money from day one. Plus, with the established foot traffic of the mall, you'll have a steady stream of potential patrons who crave a delicious breakfast experience. Don't miss out on this unique opportunity to own and operate your very own breakfast restaurant in a prime, bustling location. Call today to schedule a viewing and take the first step toward your new business adventure! Lease info: Lease expiry January 31, 2030 | Lease \$3,269.67 / Month | Op costs \$11.51 / SF / year (2020). Please do not approach restaurant staff.