

MLS # A2282025

Airdrie, Alberta



**\$280,000**

**Division:** Airdrie

**Type:** Business

**Bus. Type:** Bar/Tavern/Lounge,Deli/Catering,Food & Beverage ,Restaurant

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 2,146 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** Equipment List will be provided upon signing the NDA

Well-established and thoughtfully designed 2,146 sq. ft. commercial space located in a prime neighborhood offering excellent visibility, easy access, and ample parking. This fully built-out restaurant features a flexible layout suitable for a wide variety of cuisines, including Indian, Vietnamese, African, Mexican, or other concepts, and is also ideal for franchise operations. All existing equipment is included, making this a true turnkey business with immediate operating potential. The lease is secured until March 2034, with two additional five-year renewal options, providing long-term stability. An excellent opportunity in a growing market. \*\*\*Business Asset Sale only – Real Estate is not included.\*\*\*