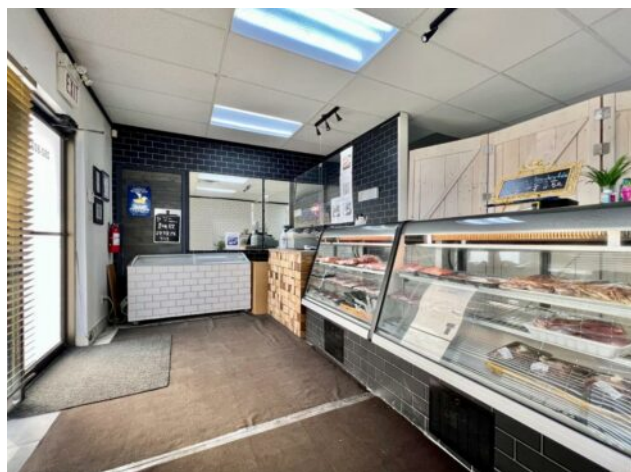


**3616 52 Avenue  
Calgary, Alberta**

**MLS # A2191682**



# \$79,900

**Division:** Brentwood

**Type:** Retail

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,440 sq.ft.

**Zoning:** C-C1

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Tired of competition? Looking for a unique opportunity? Look no further! This profitable meat shop is looking for a new owner. Located at the heart of NW central surrounded by residential communities, high school, major roads, other shops, and a new development site to bring more customers to the area. Quality meat and packaged ready-to-eat food items are favored by locals, and more walk-ins customers become repeat clientele. Potential to grow if you add more products like chicken and fish as there are huge demands. Easy to operate! Full training will be provided for the right buyer! Please respect the operation of the business and do not visit without a prior appointment! \*The landlord is not interested in adding more restaurants to the complex.