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## COMMERCIAL FOR LEASE



Commercial Real Estate > Commercial Property for Lease



**Location**  
Calgary, Alberta


**Listing ID:**  
24776

**MLS ID:**  
A2119734

**\$180,000**



 **GRACE YAN**  
 (403) 252-5900

 Royal LePage Solutions  
 403-252-5900

 Calgary , Alberta

<b>Transaction Type</b> For Sale	<b>Transaction Type</b> For Lease	<b>Title</b> Leasehold
<b>Title</b> Leasehold	<b>Days On Market</b> 5	<b>Days On Market</b> 149
<b>Business Type</b> Commercial	<b>Lease Amount</b> 3500.00	<b>Lease Frequency</b> Monthly
<b>Zoning</b> COMM	<b>Zoning</b> COMM	<b>Building Type</b> Commercial Mix,Mixed Use
<b>Building Type</b> Commercial Mix,Mixed Use	<b>Structure Type</b> Mixed Use	<b>Structure Type</b> Mixed Use
<b>Property Type</b> Commercial	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Retail
<b>Property Sub Type</b> Retail	<b>Building Area (Sq. Ft.)</b> 1212.00	<b>Building Area (Sq. Ft.)</b> 1212.00
<b>Building Area (Sq. M.)</b> 112.60	<b>Building Area (Sq. M.)</b> 112.60	<b>Inclusions</b> Equipment List will be provided
<b>Inclusions</b> Equipment List will be provided	<b>Restrictions</b> Call Lister,Landlord Approval	<b>Restrictions</b> Call Lister,Landlord Approval
<b>Reports</b> Building Plans,Call Lister	<b>Reports</b> Building Plans,Call Lister	

This is it! Calling all passionate entrepreneurs! Are you ready to be your own boss? Own a well-established and highly successful business in prime location. Perfect for franchise location! Why this is the perfect opportunity for you: Proven Track Record:. Business not new to the game. Built in loyal customer base and a reputation for excellence. Prime Location: High visibility, excellent traffic flow, and a busy area guarantee a steady stream of customers. Turnkey Operation: Second Gen space! Step right in! The established systems that will have you continue the profits in no time. Imagine this: Owning a vibrant business filled with happy customers enjoying delicious coffee, delectable treats, and a warm, inviting atmosphere. That could be YOU! Don't wait - schedule your tour today!

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