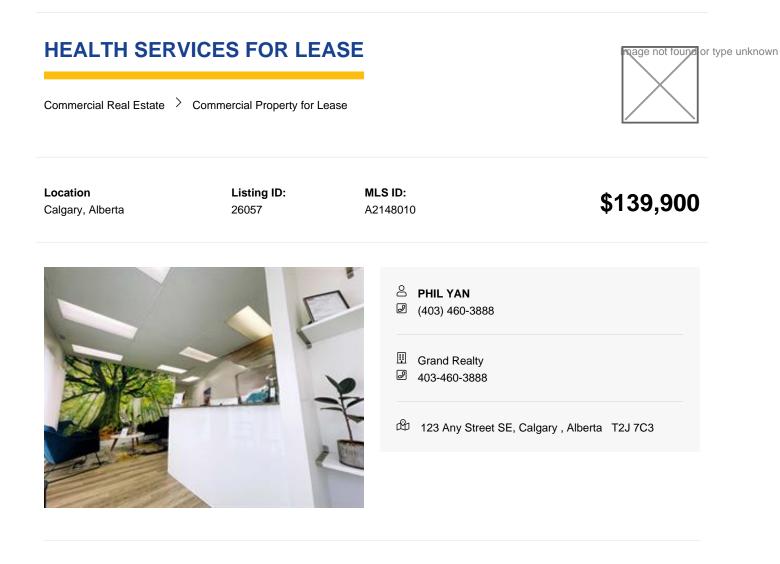


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**Days On Market** Lease Amount Transaction Type For Lease 51 3074.00 Lease Frequency Subdivision Year Built NONE Monthly 1988 Structure Type **Property Type Property Sub Type** Retail Commercial **Business** Building Area (Sq. Ft.) Building Area (Sq. M.) Inclusions 1537.00 142.79 N/A

Reports

None

Restrictions

Call Lister

Well-established massage and wellness business featuring a highly popular couples massage room, BOTOX injections, fillers, facials, acupuncture, medical aesthetics, laser hair removal, and body treatments. Located in a prime SE Calgary area with convenient access to Glenmore, Macleod Trail, Stoney, and Deerfoot Trails. The facility spans approximately 1,537 sq ft with a monthly rent of just \$3,100 plus operating costs. The main level retail unit is professionally developed with plenty of natural light and includes a reception area, large offices, six well-designed treatment rooms, a washroom, and a flex room. There is ample free on-site parking available. This turnkey operation is surrounded by a densely populated area, offering great potential for growth and suitability for various health-related businesses.

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