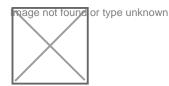


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

RESTAURANT FOR LEASE

Commercial Real Estate > Commercial Property for Lease



LocationCalgary, Alberta

Listing ID: 26167

MLS ID: A2149988

\$289,000



- △ JUSTIN SHIN
- **2** (403) 294-1500
- □ CIR Realty
- **403-294-1500**
- 935 Izumi Avenue SW, Calgary , Alberta T2P 1A5

Transaction Type

For Lease

Lease Amount

3897.50

Lease Term Remaining

60

Subdivision

Downtown West End

Structure Type

Retail

Building Area (Sq. Ft.)

1407.00

Construction Type

Concrete

Electric

200 Amp Service

Commercial Amenities

Cooler(s), Emergency Lighting, Exhaust

Fan(s)

Restrictions

Landlord Approval, Lease Restriction

Title

Leasehold

Lease Frequency

Monthly

Lease Count

1

Building Type

High Rise, Mixed Use, Street Level

Storefront

Property Type

Commercial

Building Area (Sq. M.)

130.71

Roof

Flat Torch Membrane

Cooling

Central Air

Access to Property

Direct Access, Public Transportation

Nearby, Visual Exposure

Reports

Financial Statements, Formal Lease

Days On Market

43

Lease Term

Renewal Option

Zoning

CM

Year Built

1969

Property Sub Type

Business

Parking

1

Foundation

Poured Concrete

Heating

Central, Make-up Air, Exhaust

Fan, Natural Gas

Inclusions

Equipment List

Fantastic Korean/Japanese style restaurant available for sale in Downtown! Former Japanese meal services to Air Cana. Great location, well renovated, and lots of foot traffic. Over 40 seats in 1,400 sq.ft with recent make up air installed. Significant upgrades with new equipment in kitchen, hall and new interior. 5 Year New Lease in place from July 1, 2024 with two 5 year options to renew at only \$3,897.50 per month including ALL utilities. Great and cooperative landlord to work with. Please do not disturb employees.

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