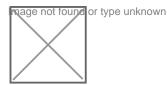


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## **RESTAURANT FOR LEASE**

Commercial Real Estate > Commercial Property for Lease



**Location**Calgary, Alberta

Listing ID: 26244

MLS ID: A2151638

\$219,900



△ ADAM CHARANEK

**2** (403) 262-7653

eXp Realty

**403-262-7653** 

d Calgary , Alberta

**Transaction Type** 

For Lease

**Lease Frequency** 

Monthly

**Property Type** 

Commercial

Building Area (Sq. M.)

115.29

Reports Leases **Days On Market** 

37

Year Built

1968

**Property Sub Type** 

**Business** 

Inclusions

Business Asset Sale

**Lease Amount** 

4227.26

**Structure Type** 

Retail

Building Area (Sq. Ft.)

1241.00

Restrictions

Landlord Approval

Rare opportunity to own a turn-key Middle-Eastern restaurant in the heart of Downtown Calgary! 10 year lease negotiated at an excellent rental rate and 2 free underground parking. This location boasts strong walking AND driving traffic. It has seen a significant upgrade in its HVAC system, has a walk-in freezer fitted to the space, and can accommodate 50 customers (30 in-door seats and a beautiful 20-person patio). Meticulously maintained space and kitchen equipment, new owner can come in and begin operations ASAP. BUSINESS ASSET/LEASE SALE

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