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BARBER/BEAUTY, TRAVEL FOR SALE

Businesses and Franchises for Sale > Business for Sale





Location
Calgary, Alberta



Listing ID:
27247


MLS ID:
A2186385

\$899,000



 **DAN SIDHU**
 (403) 457-1216

 MaxValue Realty Ltd.
 403-457-1216

 1160, 6520 36 Street NE, Calgary , Alberta t3j 2l3

Transaction Type

For Sale

Days On Market

95

Business Type

Barber/Beauty, Travel

Zoning

I-B f0.5

Subdivision

Saddleridge Industrial

Building Type

Commercial Mix

Year Built

2019

Structure Type

Multi Unit

Property Type

Commercial

Property Sub Type

Mixed Use

Legal Plan

2011294

Building Area (Sq. Ft.)

1455.00

Building Area (Sq. M.)

135.17

Commercial Amenities

Dock Levellers, Kitchen, Mezzanine, See Remarks

Access to Property

Airport Nearby, Front and Rear Drive access

Inclusions

none

Restrictions

None Known

Reports

Title

WELCOME TO THIS PROFESSIONALLY FULLY DEVELOPED UNIT WITH FRONT OFFICE SPACE (APPROXIMATELY 500+ SQUARE FEET) RENTED OUT TO A TRAVEL AGENCY FOR \$1800.00 PER MONTH AND THE MAIN FLOOR BACK END (ALMOST 1000 SQUARE FEET) OWNER IS RUNNING HIGH END LADIES HAIR SALON, SECOND FLOOR IS ALSO PROFESSIONALLY DEVELOPED AND OWNER IS OPERATING AS AN TRAINING SCHOOL FOR THE MENS AND LADIES HAIR SALON. OWNER IS INTERESTED TO RENT BACK THE UPSTAIRS SCHOOL PORTION FROM THE NEW OWNER AT THE CURRENT MARKET LEASE RATE. IN THE EVENT, PURCHASERS WANTS TO BUY THE PROPERTY ONLY, SELLER IS WILL TO REMOVE ALL THE HAIR SALON EQUIPMENTS. ALTHOUGH, THE BACK OVERHEAD DOOR IS MODIFIED WITH A GLASS DOOR, BUT OVERHEAD DOOR IS STILL THERE FOR SAFETY AND SECURITY REASON. PLEASE DO NOT APPROACH THE TENANTS AND OWNER/EMPLOYEES, TOTAL OF 2700 SQUARE FEET (APPROXIMATELY) DEVELOPED AREA.

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