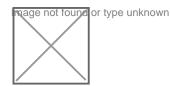


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 12445 LAKE FRASER DRIVE SE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**Calgary, Alberta

Listing ID:

29836 A2202819

\$149,900



- △ JASON CHOI
- **2** (403) 399-8124
- First Place Realty
- **403-547-8401**

rM1

MLS ID:

12445 Lake Fraser Drive SE, Calgary , Alberta T2J 7A4

**Transaction Type** 

For Lease

**Days On Market** 

23

Lease Amount

4542.86

Lease Frequency

Monthly

Subdivision Lake Bonavista Year Built 1998

**Structure Type** 

Retail

**Property Type** Commercial

**Property Sub Type** 

Retail

Building Area (Sq. Ft.)

250.00

Building Area (Sq. M.)

23.23

**Inclusions** None

Restrictions

Reports Landlord Approval Leases

This turnkey business asset sale includes all existing equipment, is fully equipped and ready for operation, is located in a prime area with an established customer base, and has a monthly rent that covers rent, utilities, and GST. A well-established and popular Korean food stall is now available for sale at a busy farmers' market! This business has built a strong reputation for authentic and flavorful Korean cuisine, attracting both regulars and new customers daily. Located in a prime market with high foot traffic, this turnkey Korean food business comes fully equipped and ready for a new owner, featuring a loyal customer base, strong sales history, low overhead costs, and a simple operation ideal for owner-operators or small teams, with training and transition support available for a smooth handover. This is a fantastic opportunity for anyone looking to step into the thriving food industry with a wellloved Korean food concept. The business operates four days a week, from Thursday to Saturday, 11 AM to 8 PM, and Sunday, 11 AM to 5 PM.

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