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102, 5809 MACLEOD TRAIL SW FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Calgary, Alberta



Listing ID:
29872


MLS ID:
A2203831

\$79,900



 **PETER NAM**
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 RE/MAX House of Real Estate
 403-287-3880

 102, 5809 Macleod Trail SW, Calgary , Alberta T2H 0J9

Transaction Type For Lease	Days On Market 271	Lease Amount 43.00
Lease Frequency Annually	Subdivision Windsor Park	Building Type Major Shopping
Year Built 1976	Structure Type Other	Property Type Commercial
Property Sub Type Business	Building Area (Sq. Ft.) 1200.00	Building Area (Sq. M.) 111.48
Inclusions Asset list	Restrictions Landlord Approval	Reports Leases

Great opportunity to own your Hair Salon and Beauty Shop, located in 5809 Macleod Trail SW with maximized exposure and ample parkings. Seven (7) chairs, three (3) washing/shampoo stations, bathroom, rear staff room. Total 1,200 sq.ft and basic lease rate \$43/annual which means \$4,300 monthly - there is currently three (3) chair rental incomes \$3,000 monthly so actually monthly payment \$1,300. Two (2) more chair rental inquiry now but the decision can be made by the new owner. There is a space to add one (1) more chair in it. The operating cost \$18.5 annually (\$1,850 monthly). Five (5) year lease term until Feb 28, 2028 plus Two (2) more five (5) year option to renew. Be You Own Boss!

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