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## RESTAURANT FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**  
Calgary, Alberta



**Listing ID:**  
30780

**MLS ID:**  
A2226118

**\$399,900**



 **CYRIL LEWIS**  
 (403) 903-2219

 **First Place Realty**  
 403-547-8401

 2763 Sunridge Way NE, Calgary , Alberta T1Y 7K7

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 106	<b>Lease Amount</b> 22.00
<b>Lease Frequency</b> Annually	<b>Subdivision</b> Sunridge	<b>Year Built</b> 2001
<b>Structure Type</b> Retail	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Retail
<b>Building Area (Sq. Ft.)</b> 2426.00	<b>Building Area (Sq. M.)</b> 225.38	<b>Inclusions</b> NON
<b>Restrictions</b> None Known	<b>Reports</b> Leases	

LOCATION ! LOCATION!!! LOCATION!!!! Asset Sale – Italian Restaurant in Prime Calgary Location Listing Price: \$429,000  
Location: Calgary, AB Type: Asset Sale An exceptional opportunity to own a fully equipped, turnkey restaurant in a strategic Calgary location. Currently operating as an Italian restaurant, this space is ideal for entrepreneurs looking to take over an existing setup or rebrand with a concept of their choice. Highlights: • Asset Sale Only – With all all equipment included as per schedule 'A' • Prime Location with strong foot traffic and excellent visibility • Low Lease Rates with favorable terms in place • Fully Equipped Commercial Kitchen • Licensed Premises with dine-in. bar and takeout options • All chattels and fixtures included in the sale Whether you continue with the Italian theme or bring in a new food concept, the flexibility of this space offers endless possibilities. Landlord will approve any other food concept. Perfect for: • Owner-operators • Franchisees • First-time restaurateurs • Expanding brands Don't miss out on this affordable and flexible restaurant opportunity in one of Calgary's busiest areas. ?? For more information or to schedule a viewing, contact the listing agent

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