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RESTAURANT FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location
Calgary, Alberta



Listing ID:
30897


MLS ID:
A2229083

\$179,000



 **PIYUSH GIRDHAR**
 (403) 590-8595

 **Royal LePage METRO**
 403-400-0000

 **Calgary , Alberta**

Transaction Type For Lease	Days On Market 24	Lease Amount 20.50
Lease Frequency Monthly	Year Built 1980	Structure Type Retail
Property Type Commercial	Property Sub Type Business	Building Area (Sq. Ft.) 954.00
Building Area (Sq. M.) 88.63	Inclusions Schedule B to be attached at the time of the purchase contract sign	Restrictions See Remarks
Reports Call Lister		

FOR SALE: Takeout Indian Restaurant & Fried Chicken – Calgary SW! Prime Calgary SW Location | Low Competition | Turnkey Operation. An exciting opportunity to own a fully equipped Takeout Indian Restaurant with Fried Chicken specialty in a highly desirable Calgary SW neighborhood. This business is located in a well-established, family-friendly community with consistent residential traffic and low competition in the immediate area. Key Features: Size: 954 sq. ft. Kitchen: Fully outfitted commercial kitchen with all major appliances, ventilation system, prep stations, and refrigeration. Ready to operate from day one! Concept: Currently serving Indian cuisine and fried chicken, both popular staples in the area. Flexibility: Ideal for takeout and delivery-focused operations. Can be converted to another concept (e.g., shawarma, Vietnamese, sushi) with landlord approval. Lease: Reasonable lease terms in place. The total monthly rent including common area and GST is 2950.00 per month. Landlord open to long-term tenants. Demographics: Serves a dense and growing residential population with limited nearby competition for Indian cuisine or specialty fried chicken. Potential: Boost revenue by adding catering, or extended hours. Why Buy This Business- Fully built-out commercial kitchen, Excellent location in SW Calgary, Minimal competition for Indian food & fried chicken, Turnkey setup – avoid build-out delays & costs, Growth potential through new menu items or franchise models.

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