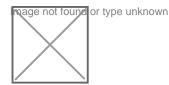


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## **CONVENIENCE STORE FOR LEASE**

Commercial Real Estate > Commercial Property for Lease



**Location**Calgary, Alberta

Listing ID: 31152 MLS ID: A2235624

\$299,900



- **△** PREM DAVE
- **2** (403) 470-3515
- Grey Power PD Realty Inc.
- **403-470-3515**
- 🛱 Calgary , Alberta

**Transaction Type** 

For Lease

**Days On Market** 

6100.00

**Lease Amount** 

Structure Type

Lease Frequency

Monthly

Year Built 1969

169

Low Rise (2-4 stories)

**Property Type** 

Commercial

**Property Sub Type** 

Building Area (Sq. Ft.)

2100.00

Restrictions

Inclusions

store business.

Retail

Building Area (Sq. M.)

195.09

All equipment and furnishing used in daily operations of the convenience

Call Lister

Reports Call Lister

Very well run and busy convenience store located right on International Ave, great exposure in this stand alone corner unit building. Formerly a very busy 7-11 location. Great repeat customer base, with a vast residential area on all sides. High traffic count, and increased foot traffic from transit expansion in the area. Rare to find a store with a location with continuous traffic. The store has added sales of daily retail items per area demand. Clean and well run business, always well stocked and inviting for customers. Easy access to parking for all quick stop needs. Great for owner operator and families.

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