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RETAIL FOR SALE

Businesses and Franchises for Sale > Business for Sale





Location
Calgary, Alberta



Listing ID:
34156


MLS ID:
A2288859

\$140,000



 **GLORIA SUN**
 (403) 830-0568

 TrustPro Realty
 403-390-7080

 9, 132 3 Avenue SE, Calgary , Alberta T2G 0B6

Transaction Type For Sale	Days On Market 62	Business Type Retail
Zoning DC (pre 1P2007)	Subdivision Chinatown	Year Built 1980
Structure Type Retail	Property Type Commercial	Property Sub Type Retail
Legal Plan 9610174	Building Area (Sq. Ft.) 3584.41	Building Area (Sq. M.) 333.00
Inclusions 30K of inventory comes with the business	Restrictions None Known	Reports None

Are you looking to be your own boss and own a property for your business? Don't miss this rare opportunity to acquire a well-established traditional business and its property, operating for more than 20 years and located in the popular Far East Shopping Centre. This prime location offers excellent foot traffic, with plenty of public and street parking nearby. The business currently operates 5 days a week, from 11:00 AM to 4:00 PM — just 25 hours per week to generate steady income. 2025 Property Tax: \$1,604, Condo Fee: \$522.07 (includes gas and water). You only pay for electricity. The unit is 333 sq. ft., making it an affordable, easy-to-maintain space that maximizes profitability. Book your showing today and discover your next business opportunity!

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