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STEP INTO A TURNKEY OPPORTUNITY IN ONE OF CALGARY SW'S MOST DESIRABLE RESIDENTIAL POCKETS—THIS IND...



Commercial Real Estate > Commercial Property for Lease



Location
Calgary, Alberta



Listing ID:
34728


MLS ID:
A2298953

\$269,000



 **SUPREET SINGH CHAHAL**
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 Executive Real Estate Services
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 Calgary , Alberta

Transaction Type For Lease	Days On Market 26	Lease Amount 7100.00
Lease Frequency Monthly	Building Type Retail	Structure Type Retail
Property Type Commercial	Property Sub Type Business	Building Area (Sq. Ft.) 1338.00
Building Area (Sq. M.) 124.30	Inclusions SEE EQUIPMENT LIST	Restrictions Call Lister
Reports Leases		

Step into a turnkey opportunity in one of Calgary SW's most desirable residential pockets—this Indian restaurant is perfectly positioned to capture steady, everyday demand from the surrounding community. With a constant flow of customers from nearby multi-family homes, this location offers what every buyer wants: built-in traffic, repeat business, and strong local exposure. The busy plaza—anchored by a gas station and daily-need retailers—keeps the momentum going from morning to night. Inside, the restaurant is thoughtfully set up with dine-in seating, creating a welcoming space for families and regular guests. The fully equipped kitchen includes an 18-foot canopy, walk-in cooler, and walk-in freezer, allowing you to operate efficiently and handle high volumes from day one—no major setup needed. The liquor license adds an immediate boost to revenue potential, giving you the ability to increase margins and enhance customer experience. Whether you're an experienced operator or a first-time buyer looking for a strong start, this business offers stability, growth potential, and the kind of location that's hard to find.

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