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## 1115, 235 RED EMBERS WAY NE FOR LEASE



Commercial Real Estate > Commercial Property for Lease



**Location**  
Calgary, Alberta



**Listing ID:**  
34811


**MLS ID:**  
A2300890

**\$99,000**



 **RAMMY BRAR**  
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 1115, 235 Red Embers Way NE, Calgary , Alberta T3N 2G8

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 3	<b>Zoning</b> DC
<b>Subdivision</b> Redstone	<b>Building Type</b> Commercial Mix	<b>Year Built</b> 2024
<b>Structure Type</b> Low Rise (2-4 stories)	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Retail
<b>Legal Plan</b> 2410245	<b>Building Area (Sq. Ft.)</b> 1341.00	<b>Building Area (Sq. M.)</b> 124.58
<b>Inclusions</b> na	<b>Restrictions</b> Board Approval	<b>Reports</b> Building Plans

Restaurant for Sale in Northeast(Redstone)+ Commercial Lease Opportunity Very Busy Location with anchor grocery tenant and Dollarama Ready to do business in a Prime Location of Red Embers Square plaza with well established businesses. Looking for the perfect investment in the food and hospitality industry? This fully operational restaurant is now available for purchase, along with a flexible commercial lease ideal for both new entrepreneurs and seasoned operators. ? Key Features -1341 square feet • 12 foot canopy in Kitchen • Modern Dining Area – Stylish interior with seating capacity suitable for dine-in, takeout, or hybrid service models. • Prime High-Traffic Location – Excellent visibility, strong foot traffic, and convenient access for customers. • Established Customer Base – Consistent sales history and strong community presence. • Turnkey Operation – Start serving immediately with minimal setup required. • Commercial Lease Available – Competitive terms, flexible options, and landlord open to long-term tenants. ?? Location Located in a desirable Redstone, North east surrounded by residential neighborhoods, offices, and many well established retail businesses (Dollarama, Sanjha Punjab and many others) ?? Ideal For • Restaurant owners expanding to a new location • First-timer entering the food industry. • Investors seeking a ready-to-operate business • Franchise operators looking for a fully built-out space -great for indo-Chinese restaurant

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