

**6 #, 6449 CROWNCHILD Trail NE**  
**Calgary, Alberta**

**MLS # A2272296**



**\$79,900**

**Division:** Lakeview

**Type:** Retail

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,115 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** Concrete

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** SELLER PROVIDES

FOR SALE: 1,100 sq. ft. Hair Salon &ndash; Lakeview, SW Calgary Great opportunity to own a well-established hair salon in the desirable Lakeview neighbourhood. Operated by the same owner for 12 years, this salon offers:&bull; Prime Location: High visibility, strong foot traffic, surrounded by residential and commercial areas. Lots of free parking and direct access. Open 6 days/week. &bull; Spacious Setup: 10 styling stations, 3 wash stations, and room to expand services such as nails, permanent makeup, or massage. &bull; Established Business: Loyal clientele with 5 rented chairs, 6 full-time staff, 1 part-time staff, and 1 manager&mdash;smooth and easy to operate.&bull; Ideal Opportunity: Perfect for experienced owners or new entrepreneurs, including new immigrant families looking for a stable, long-term investment. Let's book a private viewing. This is your chance to own a successful salon in one of Calgary's most desirable communities.