

**123 17 Avenue Avenue SE**  
**Calgary, Alberta**

**MLS # A2273886**



**\$249,900**

**Division:** Southview

**Type:** Business

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 3,625 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** Equipment list

Great opportunity for someone who has passionate about restaurant business. This fully renovated and busy restaurant has been generating strong cash flows and has the capacity to produce even a higher volume of profit. This spacious restaurant is famous in the neighborhood for a charming place to celebrate Birthdays, anniversaries, work related parties and other memorable occasions. This place has well over 100 seating capacity, located right on 17 Ave SE. Lots of parking is available that can support seating capacity. Front counter is beautifully renovated, kitchen has two 12 feet canopies and is equipped with all kitchen equipment and fixtures. It's a turnkey business and you will not be disappointed. Call your favorite Realtor for showing.