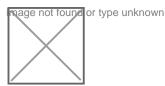


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## FOOD & BEVERAGE, RESTAURANT FOR SALE

Businesses and Franchises for Sale > Business for Sale



Location

Listing ID:

MLS ID:

\$235,000

Rosemary, Alberta

28090

A2132509



- <sup>△</sup> MICHAEL MUELLER
- **2** (250) 309-9350
- EXP REALTY
- **403-262-7653**
- 524 Centre Street , Rosemary , Alberta T0J 2W0

**Transaction Type** 

For Sale

**Business Type** 

Food & Beverage ,Restaurant

Year Built

1950

**Property Sub Type** 

Mixed Use

Building Area (Sq. M.)

187.29

Reports

Floor Plans

**Days On Market** 

319

Zoning

C1

Structure Type Mixed Use

Legal Plan

988BA Inclusions

Inventory list available from listing

associate

**Business Name** 

Little Teapot Cafe and Bakery

Subdivision

NONE

**Property Type** 

Commercial

Building Area (Sq. Ft.)

2016.00

Restrictions

None Known

Well established business complete with residence! The "Little Teapot Cafe & Bakery" is in the heart of the Rosemary community and has a great local customer base and support. The kitchen is a commercial grade facility with everything you need for a full service restaurant. At the rear of the building is a beautiful two bedroom suite complete with it's own kitchenette, bathroom, spacious living room and a private yard with shed. The cafe and residence can be accessed through separate entrances. Improvements to the property since the owner purchased it in 2018 include a new metal roof, all new windows, complete electrical upgrade, new drywall, new floor, fresh paint and updated bathrooms in the residence and restaurant. Don't miss out on this turnkey opportunity! Sale includes land, building, inventory/equipment and business.

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