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## 106, 117 MAIN STREET FOR LEASE

Commercial Real Estate > Commercial Property for Lease





**Location**  
Chestermere, Alberta

**Listing ID:**  
29402



**MLS ID:**  
A2194909

**\$99,100**




 **GAURAV NAGPAL**  
 (403) 270-4682

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 **PREP Realty**  
 403-270-4682

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 106, 117 Main Street , Chestermere , Alberta t1x 1v2

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 146	<b>Lease Amount</b> 5300.00
<b>Lease Frequency</b> Monthly	<b>Lease Term</b> Renewal Option	<b>Zoning</b> DC
<b>Subdivision</b> East Chestermere	<b>Year Built</b> 2020	<b>Structure Type</b> Retail
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Business	<b>Legal Plan</b> 1210637
<b>Building Area (Sq. Ft.)</b> 1319.00	<b>Building Area (Sq. M.)</b> 122.54	<b>Inclusions</b> na
<b>Restrictions</b> Board Approval,Building Restriction,Condo/Strata Approval,Development Restriction,Lease Restriction		
<b>Reports</b> Leases		

Back on market as approval for a certain restaurant was not authorized by the owners. The uses which can get approved are: Mexican, Greek, Sandwich, Italian, Smoothies. Here's a rare opportunity to open your fast-food restaurant in Chestermere. This business sale comes with all appliances, equipment, furniture, and supplies. There's no need to take over an existing franchise—start fresh with your concept. The fully equipped commercial kitchen ensures efficient operations, while low rent and easy management make this a fantastic, profitable opportunity you won't want to miss! NO PIZZA or INDIAN RESTAURANT (will not get approved)

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